

Single Family Residence **RESIDENTIAL**

18 RUTLEDGE RD

NATICK, MA 01760

\$824,034 TopHap Estimate · \$509 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,618 ft²

LIVING AREA

0.23 ac

LOT SIZE

1953

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$824K

\$772K low

\$876K high

Last Sale

\$360,000 · May 2, 2008

Est. Owner Equity

\$409,378

Loan-to-Value

50%

TAX & ASSESSMENT

Property Tax	\$8,049 (2025)
Assessed Value	\$673,000
Previous Assessed	\$673,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Middlesex
Lot (acres)	0.23
Foundation	Mat/Raft Foundation (Slab)
Heating	Hot Water
Cooling	Yes
Fireplace	Yes

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 19, 2013	Quitclaim	Quit Claim Transfer	\$410,000	\$253	\$396K
Dec 7, 2011	Financing	Mortgage			\$278K
May 11, 2009	Financing	Mortgage			\$288K
May 2, 2008	Resale	Grant Deed	\$360,000	\$222	\$288K
Mar 19, 2007	Resale	Grant Deed	\$300,000	\$185	
Mar 2, 2007	Non-arms-length	One Of Committee, Strict Fore-closure, Sheriff, Or Redemption Deeds	\$342,000	\$211	
Jan 23, 2006	Recorded document	Grant Deed	\$1	\$0	
Sep 16, 2003	Recorded document	Grant Deed	\$1	\$0	
Sep 16, 2003	Financing	Mortgage			\$343K
Jun 18, 2002	Financing	Mortgage			\$34K
May 2, 2002	Resale	Grant Deed	\$309,000	\$191	\$278K
Oct 16, 1992	Resale	Grant Deed	\$149,750	\$93	\$135K
Mar 14, 1989	Financing	Mortgage			\$12K
Mar 17, 1987	Financing	Mortgage			\$95K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wilson Middle School	Middle	5–8	0.1 mi
Bennett - Hemenway Elementary School	Elementary	KG–4	0.3 mi
Natick High School	High	9–12	2.0 mi

District: Natick School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 01760

79 CRIME INDEX	99 AIR POLLUTION	37,721 POPULATION	\$134K MEDIAN IN-COME	49°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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