

Single Family Residence

RESIDENTIAL

1605 RUTLEDGE AVE

LAKE PLACID, FL 33852

\$193,420

TopHap Estimate · \$124 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,562 ft²

LIVING AREA

0.52 ac

LOT SIZE

1986

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$193K

\$174K low

\$212K high

Last Sale

\$260,000 · May 10, 2023

Est. Owner Equity

\$0

Loan-to-Value

115%

TAX & ASSESSMENT

Property Tax	\$1,811 (2024)
Assessed Value	\$193,401
Previous Assessed	\$149,813
Assessor Market Value	\$205,282

PROPERTY FACTS

Property Type	Single Family Residence
County	Highlands
Lot (acres)	0.52
Construction	Concrete Blocks
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Pool	Yes

Shed · 800 ft²

Patio · 384 ft²

CLIMATE RISK

39 FLOOD	43 WILDFIRE	99 HEAT	70 STORM	24 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
May 9, 2023	Resale	Warranty Deed	\$260,000	\$166	\$241K
Nov 16, 2022	Resale	Warranty Deed	\$185,000	\$118	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lake Placid Middle School	Middle	6–8	4.4 mi
Lake Placid High School	High	9–12	4.5 mi
Lake Country Elementary School	Elementary	PK–5	4.7 mi

District: Highlands County 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 33852

103 CRIME INDEX	159 AIR POLLUTION	24,366 POPULATION	\$57K MEDIAN IN-COME	73°F AVG TEMP	68% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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