

Single Family Residence

**RESIDENTIAL**

# 12 RUSTLEWOOD DR

CANTON, MA 02021

**\$609,223**

TopHap Estimate · \$635 / ft<sup>2</sup> · confidence 95 · as of Jul 14, 2026



**2**

BEDS

**1.5**

BATHS

**960 ft<sup>2</sup>**

LIVING AREA

**0.41 ac**

LOT SIZE

**1957**

YEAR BUILT

**1**

STORIES

**5**

ROOMS

## VALUATION

**\$609K**

\$579K low

\$640K high

Last Sale

**\$272,500 · Dec 31, 2001**

Est. Owner Equity

**\$430,223**

Loan-to-Value

**29%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$4,917 (2025) |
| Assessed Value        | \$497,200      |
| Previous Assessed     | \$478,200      |
| Assessor Market Value | \$511,860      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | NORFOLK                 |
| Lot (acres)   | 0.41                    |
| Construction  | Frame (Unspecified)     |
| Roof          | Asphalt                 |
| Heating       | Hot Water               |
| Cooling       | Yes                     |
| Fireplace     | Yes                     |
| Pool          | No                      |

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|------------|-----------|--------------------|--------|
| Nov 1, 2010  | Financing | Mortgage   |           |                    | \$173K |
| Dec 15, 2006 | Financing | Mortgage   |           |                    | \$198K |
| Jan 9, 2002  | Financing | Mortgage   |           |                    | \$220K |
| Dec 31, 2001 | Resale    | Grant Deed | \$272,500 | \$284              |        |
| Oct 9, 1998  | Resale    | Grant Deed | \$188,000 | \$196              | \$150K |

## ASSIGNED SCHOOLS

| SCHOOL                                | LEVEL      | GRADES | DISTANCE |
|---------------------------------------|------------|--------|----------|
| Lt. Peter M. Hansen Elementary School | Elementary | KG–5   | 0.8 mi   |
| William H. Galvin Middle School       | Middle     | 6–8    | 1.0 mi   |
| Canton High School                    | High       | 9–12   | 1.7 mi   |

District: Canton 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 02021

|                           |                             |                             |                                 |                         |                        |
|---------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>101</b><br>CRIME INDEX | <b>102</b><br>AIR POLLUTION | <b>25,067</b><br>POPULATION | <b>\$132K</b><br>MEDIAN IN-COME | <b>50°F</b><br>AVG TEMP | <b>52%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|