

Single Family Residence **RESIDENTIAL**

86 PLAIN ST

RUTLAND, VT 05701

\$204,102 TopHap Estimate · confidence 85 · as of Jul 14, 2026



0.25 ac
LOT SIZE

VALUATION

\$204K

\$174K low

\$235K high

Last Sale

\$175,000 · Aug 5, 2022

Est. Owner Equity

\$204,102

TAX & ASSESSMENT

Assessed Value **\$92,800**

PROPERTY FACTS

Property Type	Single Family Residence
County	RUTLAND
Lot (acres)	0.25
Pool	No

CLIMATE RISK

25
FLOOD

3
WILDFIRE

59
HEAT

86
STORM

12
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 5, 2022	Resale	Deed	\$175,000		
Jul 11, 2007	Financing	Mortgage			\$119K
Sep 22, 2006	Financing	Mortgage			\$96K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rutland Middle School	Middle	7–8	1.1 mi
Northeast Primary School	Elementary	PK–2	1.7 mi
Rutland High School	High	9–12	1.9 mi

District: Rutland City 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 05701

108 CRIME INDEX	80 AIR POLLUTION	20,036 POPULATION	\$61K MEDIAN IN-COME	42°F AVG TEMP	49% SUNSHINE
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy	Owner occupied
-----------	-----------------------