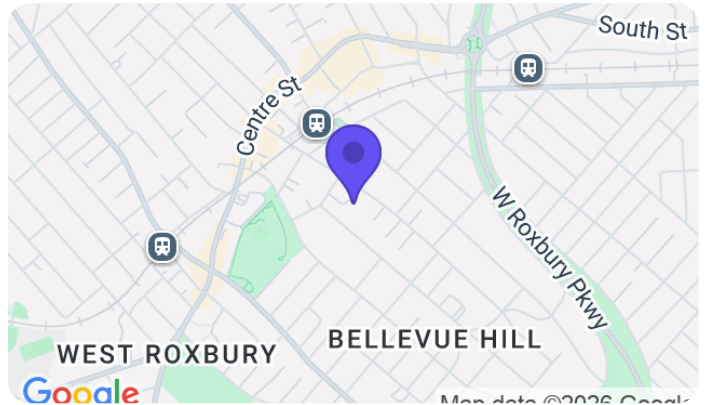
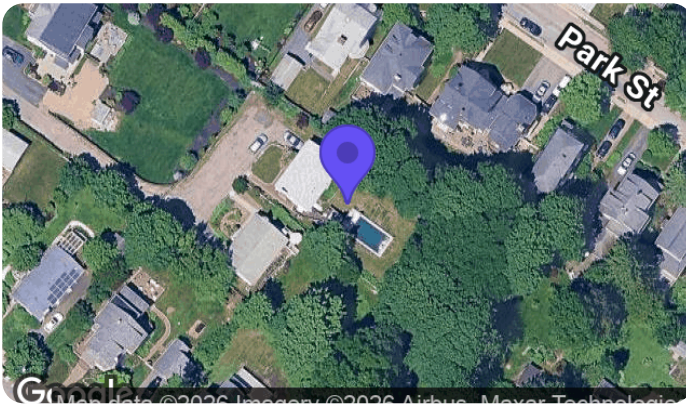


Single Family Residence **RESIDENTIAL**

# 10 RUTLEDGE ST

WEST ROXBURY, MA 02132

**\$797,796** TopHap Estimate · \$807 / ft² · confidence 91 · as of Jul 14, 2026



**2**  
BEDS

**1.5**  
BATHS

**988 ft²**  
LIVING AREA

**0.27 ac**  
LOT SIZE

**1960**  
YEAR BUILT

**1**  
STORIES

**5**  
ROOMS

**2**  
PARKING

## VALUATION

**\$798K**

\$723K low

\$872K high

Last Sale

**\$759,000 · Dec 27, 2024**

Est. Owner Equity

**\$572,796**

Loan-to-Value

**28%**

## TAX & ASSESSMENT

|                       |                |
|-----------------------|----------------|
| Property Tax          | \$9,322 (2025) |
| Assessed Value        | \$805,000      |
| Assessor Market Value | \$719,625      |

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| Style         | Ranch                   |
| County        | SUFFOLK                 |
| Lot (acres)   | 0.27                    |
| Roof          | Asphalt                 |
| Heating       | Hot Water               |
| Fireplace     | Yes                     |
| Pool          | No                      |

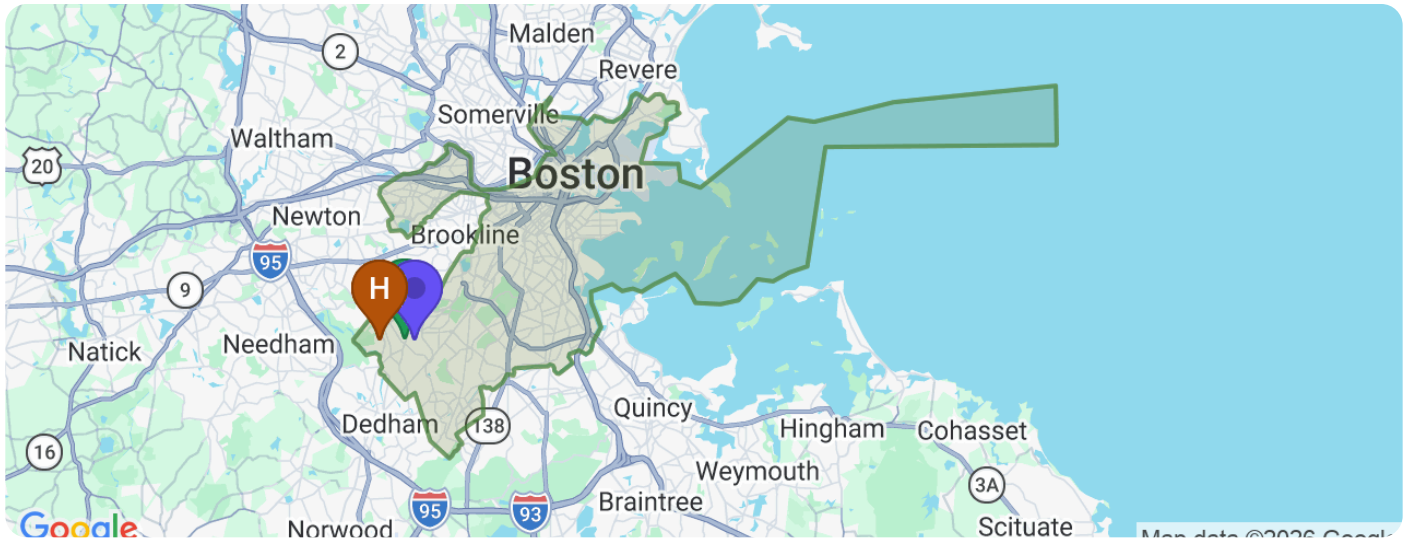
## TRANSACTION HISTORY

| DATE         | TYPE      | DEED                                  | PRICE     | \$/FT² | LOAN   |
|--------------|-----------|---------------------------------------|-----------|--------|--------|
| Dec 27, 2024 | Resale    | Quit Claim Arm'S Length For Ne States | \$759,000 | \$768  | \$225K |
| Jan 22, 2014 | Financing | Mortgage                              |           |        | \$109K |
| Jan 3, 2007  | Financing | Mortgage                              |           |        | \$135K |
| Dec 11, 2003 | Financing | Grant Deed                            |           |        | \$113K |
| Dec 11, 2003 | Financing | Mortgage                              |           |        | \$113K |
| May 23, 2001 | Financing | Mortgage                              |           |        | \$35K  |
| Jul 25, 2000 | Financing | Mortgage                              |           |        | \$25K  |
| Dec 23, 1997 | Financing | Mortgage                              |           |        | \$118K |
| Aug 1, 1996  | Resale    | Grant Deed                            | \$148,000 | \$150  | \$118K |

## ASSIGNED SCHOOLS

| SCHOOL                    | LEVEL      | GRADES | DISTANCE |
|---------------------------|------------|--------|----------|
| Patrick Lyndon K-8 School | Elementary | PK-8   | 0.3 mi   |
| Urban Science Academy     | High       | 9-12   | 1.1 mi   |

District: Boston 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 02132

|                          |                             |                             |                                 |                         |                        |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|
| <b>58</b><br>CRIME INDEX | <b>104</b><br>AIR POLLUTION | <b>26,897</b><br>POPULATION | <b>\$126K</b><br>MEDIAN IN-COME | <b>50°F</b><br>AVG TEMP | <b>58%</b><br>SUNSHINE |
|--------------------------|-----------------------------|-----------------------------|---------------------------------|-------------------------|------------------------|

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

## OWNERSHIP

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