

Single Family Residence **RESIDENTIAL**

3 SYCAMORE DR

RUTLAND, MA 01543

\$686,207 TopHap Estimate · \$321 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

2,138 ft²

LIVING AREA

0.36 ac

LOT SIZE

1988

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$686K

\$616K low

\$756K high

Last Sale

\$660,000 · Aug 15, 2025

Est. Owner Equity

\$326,207

Loan-to-Value

53%

TAX & ASSESSMENT

Property Tax	\$6,764 (2025)
Assessed Value	\$475,000
Assessor Market Value	\$620,065

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	WORCESTER
Lot (acres)	0.36
Roof	Asphalt
Heating	Hot Water
Pool	No

CLIMATE RISK

1 FLOOD	14 WILDFIRE	57 HEAT	94 STORM	39 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Aug 15, 2025	Resale	Quit Claim Arm'S Length For Ne States	\$660,000	\$309	\$360K
Dec 6, 2011	Financing	Mortgage			\$162K
Jun 11, 2001	Financing	Mortgage			\$192K
Jul 16, 1987	Financing	Mortgage			\$20K
Feb 20, 1987	Resale	Grant Deed	\$170,000	\$80	\$95K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Central Tree Middle School	Middle	6–8	1.3 mi
Naquag Elementary School	Elementary	KG–2	1.3 mi
Wachusett Regional High School	High	9–12	3.5 mi

District: Wachusett 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 01543

58 CRIME INDEX	103 AIR POLLUTION	9,140 POPULATION	\$139K MEDIAN IN-COME	46°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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