

Single Family Residence

RESIDENTIAL

7 PROUTY LN

RUTLAND, MA 01543

\$512,400 TopHap Estimate · \$297 / ft² · confidence 91 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,728 ft²

LIVING AREA

0.91 ac

LOT SIZE

1996

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$512K

\$465K low

\$560K high

Last Sale

\$155,000 · Mar 29, 1996

Est. Owner Equity

\$268,400

Loan-to-Value

46%

TAX & ASSESSMENT

Property Tax	\$6,626 (2025)
Assessed Value	\$465,300
Assessor Market Value	\$523,260

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WORCESTER
Lot (acres)	0.91
Roof	Asphalt
Heating	Hot Water
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 8, 2023	Quitclaim	Quit Claim Transfer			
Jul 29, 2003	Financing	Mortgage			\$106K
Oct 30, 1998	Financing	Mortgage			\$121K
Mar 29, 1996	Resale	Grant Deed	\$155,000	\$90	\$124K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Naquag Elementary School	Elementary	KG–2	0.4 mi
Central Tree Middle School	Middle	6–8	0.7 mi
Wachusett Regional High School	High	9–12	4.4 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
--------------------------------------	---	--	---	-------------------------------------	------------------------------------

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

OWNERSHIP

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