

Residential (General/Single)

RESIDENTIAL

19 HOWARD AVE

RUTLAND, VT 05701

\$292,533 TopHap Estimate · confidence 80 · as of Jul 14, 2026



0.28 ac
LOT SIZE

VALUATION

\$293K

\$234K low

\$351K high

Est. Owner Equity

\$292,533

TAX & ASSESSMENT

Assessed Value

\$147,100

PROPERTY FACTS

Property Type	Residential (General/Single)
County	RUTLAND
Lot (acres)	0.28
Pool	No

CLIMATE RISK

1 FLOOD	6 WILDFIRE	58 HEAT	89 STORM	12 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 6, 2021	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Northeast Primary School	Elementary	PK–2	0.5 mi
Rutland High School	High	9–12	0.6 mi
Rutland Middle School	Middle	7–8	0.9 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
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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