

Single Family Residence **RESIDENTIAL**

# 90 EAST ST

RUTLAND, VT 05701

**\$217,469** TopHap Estimate · confidence 79 · as of Jul 14, 2026



**0.35 ac**  
LOT SIZE

## VALUATION

**\$217K**

\$172K low

\$263K high

Est. Owner Equity

**\$175,469**

Loan-to-Value

**20%**

## TAX & ASSESSMENT

Assessed Value **\$124,400**

## PROPERTY FACTS

Property Type **Single Family Residence**  
 County **RUTLAND**  
 Lot (acres) **0.35**  
 Pool **No**

## CLIMATE RISK

**1**  
FLOOD

**2**  
WILDFIRE

**58**  
HEAT

**89**  
STORM

**12**  
DROUGHT

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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED     | PRICE | \$/FT <sup>2</sup> | LOAN  |
|--------------|-----------|----------|-------|--------------------|-------|
| Nov 21, 2012 | Financing | Mortgage |       |                    | \$42K |

## ASSIGNED SCHOOLS

| SCHOOL                   | LEVEL      | GRADES | DISTANCE |
|--------------------------|------------|--------|----------|
| Rutland Middle School    | Middle     | 7–8    | 0.8 mi   |
| Northeast Primary School | Elementary | PK–2   | 0.9 mi   |
| Rutland High School      | High       | 9–12   | 1.1 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

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

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

|
 OWNERSHIP

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