

Single Family Residence **RESIDENTIAL**

22 COLONIAL DR

RUTLAND, VT 05701

\$434,456 TopHap Estimate · \$201 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,160 ft²

LIVING AREA

1.2 ac

LOT SIZE

1989

YEAR BUILT

8

ROOMS

VALUATION

\$434K

\$399K low

\$470K high

Est. Owner Equity

\$434,456

TAX & ASSESSMENT

Property Tax	\$4,926 (2023)
Assessed Value	\$264,700

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	RUTLAND
Lot (acres)	1.20
Roof	Shingle
Heating	Steam
Fireplace	Yes
Pool	No

Deck

CLIMATE RISK

1
FLOOD

4
WILDFIRE

57
HEAT

91
STORM

12
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Apr 18, 2017	Resale	Grant Deed	\$250,000	\$116	
Jan 29, 2008	Recorded document	Grant Deed	\$1	\$0	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rutland Town Elementary School	Elementary	PK–8	0.9 mi

District: Rutland Town 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	Owner occupied
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