

Duplex (2 Units, Any Combination)

RESIDENTIAL

196 W RIDGE TER

RUTLAND, VT 05701



3

BEDS

3

BATHS

2,384 ft²

LIVING AREA

0.64 ac

LOT SIZE

1975

YEAR BUILT

7

ROOMS

1

PARKING

VALUATION

Last Sale

\$434,000 · Apr 24, 2023

TAX & ASSESSMENT

Property Tax

\$5,622 (2023)

Assessed Value

\$302,100

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Ranch
County	RUTLAND
Lot (acres)	0.64
Roof	Shingle
Heating	Steam
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck

CLIMATE RISK

1 FLOOD	3 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
Apr 20, 2023	Resale	Deed	\$434,000	\$182	
Apr 17, 2023	Financing	Divorce/Dissolution of Marriage Transfer			
Jul 13, 2020	Resale	Grant Deed	\$390,000	\$164	
Apr 30, 2015	Resale	Grant Deed	\$245,000	\$103	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rutland Town Elementary School	Elementary	PK–8	2.0 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.

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 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.

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 OWNERSHIP

Occupancy	Absentee owner
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