

Residential (General/Single)

RESIDENTIAL

97 FOREST ST

RUTLAND, VT 05701

\$145,316 TopHap Estimate · confidence 81 · as of Jul 14, 2026



0.19 ac
LOT SIZE

VALUATION

\$145K

\$118K low

\$173K high

Est. Owner Equity

\$145,316

TAX & ASSESSMENT

Assessed Value

\$90,500

PROPERTY FACTS

Property Type	Residential (General/Single)
County	RUTLAND
Lot (acres)	0.19
Pool	No

CLIMATE RISK

1 FLOOD	2 WILDFIRE	59 HEAT	86 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
May 1, 2026	Quitclaim	Intrafamily Transfer			
Oct 21, 2020	Recorded document	Warranty Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rutland Middle School	Middle	7–8	0.8 mi
Northwest Primary School	Elementary	PK–2	0.9 mi
Rutland High School	High	9–12	1.9 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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