

Single Family Residence **RESIDENTIAL**

12 RUTHERN WAY

ROCKPORT, MA 01966

\$1,221,492 TopHap Estimate · \$679 / ft² · confidence 93 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,799 ft²

LIVING AREA

0.8 ac

LOT SIZE

1950

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$1.2M

\$1.1M low

\$1.3M high

Last Sale

\$796,000 · May 24, 2004

Est. Owner Equity

\$238,622

Loan-to-Value

83%

TAX & ASSESSMENT

Property Tax	\$8,750 (2025)
Assessed Value	\$998,900
Previous Assessed	\$987,300
Assessor Market Value	\$1,206,785

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	ESSEX
Lot (acres)	0.80
Roof	Asphalt
Heating	Forced Air With Air Conditioning
Cooling	Yes
Fireplace	Yes
Pool	No

Deck

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 1, 2023	Quitclaim	Quit Claim Transfer			
Sep 16, 2010	Financing	Mortgage			\$344K
Feb 12, 2008	Financing	Mortgage			\$417K
May 24, 2004	Resale	Grant Deed	\$796,000	\$442	\$596K
Jul 3, 2003	Financing	Mortgage			\$165K
Jul 3, 2003	Financing	Mortgage			\$330K
Jul 31, 2001	Financing	Mortgage			\$353K
Sep 1, 2000	Financing	Mortgage			\$45K
Nov 19, 1999	Financing	Mortgage			\$316K
Nov 3, 1998	Resale	Grant Deed	\$329,000	\$183	\$296K
Nov 3, 1998	Financing	Mortgage			\$20K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rockport Elementary School	Elementary	PK–5	1.1 mi
Rockport Middle High School	Middle	6–12	1.1 mi

District: Rockport 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 01966

164 CRIME INDEX	94 AIR POLLUTION	7,145 POPULATION	\$94K MEDIAN IN-COME	49°F AVG TEMP	58% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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