

Single Family Residence

RESIDENTIAL

16 WASHINGTON ST

RUTLAND, VT 05701

\$314,254 TopHap Estimate · confidence 91 · as of Jul 14, 2026



0.22 ac
LOT SIZE

VALUATION

\$314K

\$287K low

\$341K high

Last Sale

\$280,000 · Nov 18, 2022

Est. Owner Equity

\$314,254

TAX & ASSESSMENT

Assessed Value **\$155,700**

PROPERTY FACTS

Property Type **Single Family Residence**
County **RUTLAND**
Lot (acres) **0.22**
Pool **No**

CLIMATE RISK

1
FLOOD

2
WILDFIRE

59
HEAT

86
STORM

12
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 18, 2022	Resale	Deed	\$280,000		
Sep 3, 2021	Resale	Deed	\$260,000		
Jun 30, 2016	Resale	Grant Deed	\$167,000		
Apr 7, 2011	Financing	Mortgage			\$149K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rutland Middle School	Middle	7–8	0.6 mi
Northeast Primary School	Elementary	PK–2	1.0 mi
Rutland High School	High	9–12	1.3 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
---------------------------	----------------------------	-----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

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