

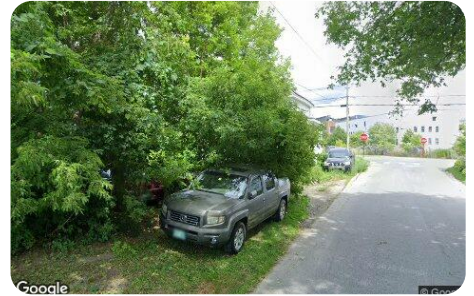
Residential (General/Single)

RESIDENTIAL

13 FOREST ST

RUTLAND, VT 05701

\$151,142 TopHap Estimate · confidence 77 · as of Jun 23, 2026



0.46 ac
LOT SIZE

VALUATION

\$151K

\$116K low

\$186K high

Last Sale

\$60,000 · May 10, 2019

Est. Owner Equity

\$88,892

Loan-to-Value

41%

TAX & ASSESSMENT

Assessed Value **\$88,500**

PROPERTY FACTS

Property Type	Residential (General/Single)
County	RUTLAND
Lot (acres)	0.46
Pool	No

CLIMATE RISK

13
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
May 10, 2019	Non-arms-length	Grant Deed	\$60,000		
Feb 25, 2013	Financing	Mortgage			\$62K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rutland Middle School	Middle	7–8	0.5 mi
Northwest Primary School	Elementary	PK–2	0.5 mi
Rutland High School	High	9–12	1.7 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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