

Single Family Residence **RESIDENTIAL**

9 RUTLEDGE RD

NATICK, MA 01760

\$804,784 TopHap Estimate · \$643 / ft² · confidence 84 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,252 ft²

LIVING AREA

0.23 ac

LOT SIZE

1945

YEAR BUILT

1

STORIES

7

ROOMS

1

PARKING

VALUATION

\$805K

\$674K low

\$935K high

Last Sale

\$750,000 · Jun 23, 2025

Est. Owner Equity

\$204,784

Loan-to-Value

75%

TAX & ASSESSMENT

Property Tax	\$7,910 (2025)
Assessed Value	\$661,400
Previous Assessed	\$661,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	Middlesex
Lot (acres)	0.23
Foundation	Mat/Raft Foundation (Slab)
Heating	Hot Water
Cooling	Yes
Fireplace	Yes
Garage	Garage, Attached
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 23, 2025	Resale	Quit Claim Arm'S Length For Ne States	\$750,000	\$599	\$600K
Aug 14, 2019	Quitclaim	Quit Claim Transfer	\$450,000	\$359	
May 30, 2008	Resale	Deed	\$332,000	\$265	\$266K
Jul 31, 2003	Resale	Grant Deed	\$334,900	\$267	\$268K
Jul 31, 2003	Financing	Mortgage			\$50K
Oct 16, 2002	Financing	Mortgage			\$176K
Jan 31, 2002	Resale	Grant Deed	\$260,000	\$208	\$170K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bennett - Hemenway Elementary School	Elementary	KG–4	0.1 mi
Wilson Middle School	Middle	5–8	0.3 mi
Natick High School	High	9–12	2.1 mi

District: Natick 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 01760

79 CRIME INDEX	99 AIR POLLUTION	37,721 POPULATION	\$134K 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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