

Single Family Residence **RESIDENTIAL**

1894 COLD RIVER RD

RUTLAND, VT 05701

\$328,730 TopHap Estimate · \$92 / ft² · confidence 82 · as of Jul 14, 2026

3
BEDS

5
BATHS

3,576 ft²
LIVING AREA

195.9 ac
LOT SIZE

2006
YEAR BUILT

8
ROOMS

2
PARKING

VALUATION

\$329K

\$269K low

\$388K high

Est. Owner Equity

\$328,730

TAX & ASSESSMENT

Property Tax

\$14,486 (2023)

Assessed Value

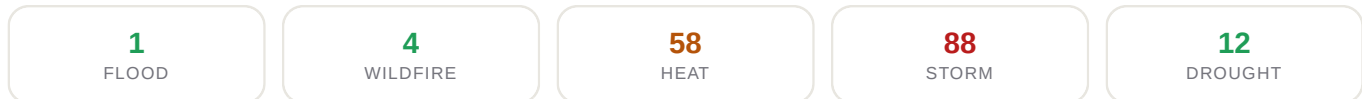
\$778,400

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	RUTLAND
Lot (acres)	195.90
Roof	Shingle
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Garage	Garage, Basement
Pool	No

Deck

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 23, 2008	Resale	Grant Deed	\$70,000	\$20	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rutland Town Elementary School	Elementary	PK–8	3.8 mi

District: Rutland Town 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	Owner occupied
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