

Single Family Residence **RESIDENTIAL**

# 12 ROBERTS AVE

RUTLAND, VT 05701

**\$269,238** TopHap Estimate · confidence 92 · as of Jul 14, 2026

**0.25 ac**  
LOT SIZE

## VALUATION

**\$269K**

\$249K low

\$290K high

Last Sale

**\$230,000 · Jun 17, 2022**

Est. Owner Equity

**\$269,238**

## TAX & ASSESSMENT

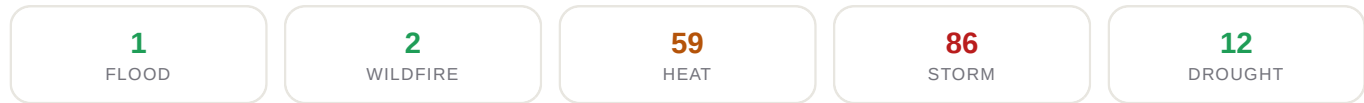
Assessed Value

**\$117,100**

## PROPERTY FACTS

|               |                         |
|---------------|-------------------------|
| Property Type | Single Family Residence |
| County        | RUTLAND                 |
| Lot (acres)   | 0.25                    |
| Pool          | No                      |

## CLIMATE RISK



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

## TRANSACTION HISTORY

| DATE         | TYPE      | DEED       | PRICE     | \$/FT <sup>2</sup> | LOAN   |
|--------------|-----------|------------|-----------|--------------------|--------|
| Jun 17, 2022 | Resale    | Deed       | \$230,000 |                    |        |
| Jun 9, 2008  | Financing | Grant Deed |           |                    | \$154K |

## ASSIGNED SCHOOLS

| SCHOOL                   | LEVEL      | GRADES | DISTANCE |
|--------------------------|------------|--------|----------|
| Rutland Middle School    | Middle     | 7–8    | 0.3 mi   |
| Northwest Primary School | Elementary | PK–2   | 0.8 mi   |
| Rutland High School      | High       | 9–12   | 1.0 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



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

## OWNERSHIP

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