

Single Family Residence **RESIDENTIAL**

2 SYCAMORE DR

RUTLAND, MA 01543

\$483,557 TopHap Estimate · \$295 / ft² · confidence 96 · as of Jul 14, 2026



3

BEDS

2.5

BATHS

1,638 ft²

LIVING AREA

0.39 ac

LOT SIZE

1985

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$484K

\$467K low

\$501K high

Last Sale

\$225,000 · Sep 29, 2008

Est. Owner Equity

\$248,557

Loan-to-Value

46%

TAX & ASSESSMENT

Property Tax	\$5,965 (2025)
Assessed Value	\$418,900
Assessor Market Value	\$474,430

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	WORCESTER
Lot (acres)	0.39
Roof	Asphalt
Heating	Hot Water
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Mar 3, 2025	Quitclaim	Quit Claim Transfer			
Sep 29, 2008	Resale	Deed	\$225,000	\$137	\$214K
Oct 18, 2004	Financing	Mortgage			\$266K
Aug 13, 2003	Financing	Mortgage			\$154K
Jun 11, 2002	Financing	Mortgage			\$40K
Feb 24, 1999	Financing	Mortgage			\$31K
Feb 3, 1999	Financing	Mortgage			\$113K
Apr 2, 1998	Financing	Mortgage			\$25K
Aug 12, 1996	Financing	Mortgage			\$22K
Aug 9, 1994	Financing	Mortgage			\$10K
Jul 28, 1993	Financing	Mortgage			\$8K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Naquag Elementary School	Elementary	KG–2	1.4 mi
Central Tree Middle School	Middle	6–8	1.4 mi
Wachusett Regional High School	High	9–12	3.5 mi

District: Wachusett 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 01543

58 CRIME INDEX	103 AIR POLLUTION	9,140 POPULATION	\$139K MEDIAN IN-COME	46°F AVG TEMP	50% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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