

Rural Residence

RESIDENTIAL

# 69 GLENWOOD PL

RUTLAND, MA 01543

**\$960,146** TopHap Estimate · \$702 / ft<sup>2</sup> · confidence 86 · as of Jul 14, 2026

**2**

BEDS

**2**

BATHS

**1,367 ft<sup>2</sup>**

LIVING AREA

**18.79 ac**

LOT SIZE

**2021**

YEAR BUILT

**2**

STORIES

**5**

ROOMS

## VALUATION

**\$960K**

\$830K low

\$1.1M high

Last Sale

\$920,000 · Jul 16, 2025

Est. Owner Equity

\$660,146

Loan-to-Value

31%

## TAX & ASSESSMENT

Property Tax

\$7,319 (2025)

Assessed Value

\$514,000

Previous Assessed

\$514,000

## PROPERTY FACTS

|               |                 |
|---------------|-----------------|
| Property Type | Rural Residence |
| Style         | Contemporary    |
| County        | Worcester       |
| Lot (acres)   | 18.79           |
| Roof          | Asphalt         |
| Heating       | Forced Air      |
| Cooling       | Yes             |

## CLIMATE RISK

|                    |                       |                   |                    |                      |
|--------------------|-----------------------|-------------------|--------------------|----------------------|
| <b>52</b><br>FLOOD | <b>17</b><br>WILDFIRE | <b>56</b><br>HEAT | <b>93</b><br>STORM | <b>39</b><br>DROUGHT |
|--------------------|-----------------------|-------------------|--------------------|----------------------|

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

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED                                  | PRICE     | \$/FT² | LOAN   |
|--------------|--------|---------------------------------------|-----------|--------|--------|
| Jul 15, 2025 | Resale | Quit Claim Arm'S Length For Ne States | \$920,000 | \$673  | \$300K |

## ASSIGNED SCHOOLS

| SCHOOL                         | LEVEL      | GRADES | DISTANCE |
|--------------------------------|------------|--------|----------|
| Naquag Elementary School       | Elementary | KG–2   | 3.3 mi   |
| Central Tree Middle School     | Middle     | 6–8    | 3.5 mi   |
| Wachusett Regional High School | High       | 9–12   | 5.4 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

|                          |                             |                            |                                 |                         |                        |
|--------------------------|-----------------------------|----------------------------|---------------------------------|-------------------------|------------------------|
| <b>58</b><br>CRIME INDEX | <b>103</b><br>AIR POLLUTION | <b>9,140</b><br>POPULATION | <b>\$139K</b><br>MEDIAN IN-COME | <b>46°F</b><br>AVG TEMP | <b>50%</b><br>SUNSHINE |
|--------------------------|-----------------------------|----------------------------|---------------------------------|-------------------------|------------------------|

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

### OWNERSHIP

|           |                       |
|-----------|-----------------------|
| Occupancy | <b>Owner occupied</b> |
|-----------|-----------------------|