

Single Family Residence **RESIDENTIAL**

90 CHARLIES PL

RUTLAND, VT 05701

\$303,186 TopHap Estimate · \$172 / ft² · confidence 94 · as of Jul 14, 2026



3
BEDS

3
BATHS

1,758 ft²
LIVING AREA

1.06 ac
LOT SIZE

1970
YEAR BUILT

6
ROOMS

VALUATION

\$303K

\$285K low

\$321K high

Last Sale

\$189,000 · Jul 1, 2004

Est. Owner Equity

\$303,186

TAX & ASSESSMENT

Property Tax	\$3,486 (2023)
Assessed Value	\$187,300

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	RUTLAND
Lot (acres)	1.06
Roof	Shingle
Heating	Baseboard
Pool	No

Deck

CLIMATE RISK

1
FLOOD

5
WILDFIRE

57
HEAT

91
STORM

12
DROUGHT

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 12, 2024	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rutland Town Elementary School	Elementary	PK–8	0.3 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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