

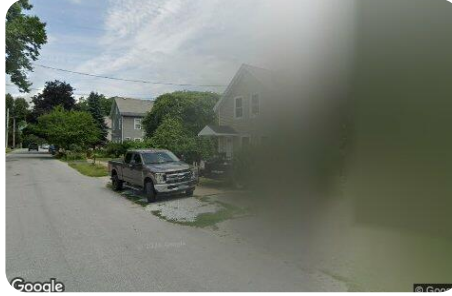
Residential (General/Single)

RESIDENTIAL

116 GIBSON AVE

RUTLAND, VT 05701

\$159,691 TopHap Estimate · confidence 73 · as of Jul 14, 2026



0.17 ac
LOT SIZE

VALUATION

\$160K

\$117K low

\$203K high

Last Sale

\$86,000 · Feb 2, 2004

Est. Owner Equity

\$159,691

TAX & ASSESSMENT

Assessed Value **\$91,900**

PROPERTY FACTS

Property Type	Residential (General/Single)
County	RUTLAND
Lot (acres)	0.17
Pool	No

CLIMATE RISK

35
FLOOD

2
WILDFIRE

59
HEAT

86
STORM

12
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Rutland Middle School	Middle	7–8	1.2 mi
Northeast Primary School	Elementary	PK–2	1.8 mi
Rutland High School	High	9–12	2.0 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

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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