

Single Family Residence **RESIDENTIAL**

2 ROLLING RIDGE RD

RUTLAND, MA 01543

\$413,699 TopHap Estimate · \$290 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,428 ft²

LIVING AREA

0.28 ac

LOT SIZE

1992

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$414K

\$382K low

\$445K high

Last Sale

\$114,900 · Apr 1, 1992

Est. Owner Equity

\$246,999

Loan-to-Value

40%

TAX & ASSESSMENT

Property Tax	\$5,252 (2025)
Assessed Value	\$368,800
Assessor Market Value	\$426,645

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	WORCESTER
Lot (acres)	0.28
Roof	Asphalt
Heating	Hot Water
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 23, 2005	Financing	Mortgage			\$190K
Jun 11, 2004	Financing	Mortgage			\$165K
Jul 8, 2003	Financing	Mortgage			\$142K
Jun 26, 2002	Financing	Mortgage			\$125K
Jun 16, 1993	Financing	Mortgage			\$110K
Apr 1, 1992	Resale	Grant Deed	\$114,900	\$80	\$109K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Central Tree Middle School	Middle	6–8	1.2 mi
Naquag Elementary School	Elementary	KG–2	1.4 mi
Wachusett Regional High School	High	9–12	3.0 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
--------------------------	-----------------------------	----------------------------	---------------------------------	-------------------------	------------------------

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

OWNERSHIP

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