

Single Family Residence **RESIDENTIAL**

7 ROLLING RIDGE RD

RUTLAND, MA 01543

\$510,420 TopHap Estimate · \$357 / ft² · confidence 94 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,428 ft²

LIVING AREA

0.28 ac

LOT SIZE

1993

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$510K

\$477K low

\$543K high

Last Sale

\$475,000 · Nov 25, 2024

Est. Owner Equity

\$35,420

Loan-to-Value

93%

TAX & ASSESSMENT

Property Tax	\$6,341 (2025)
Assessed Value	\$445,300
Assessor Market Value	\$449,255

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 25, 2024	Resale	Quit Claim Arm'S Length For Ne States	\$475,000	\$333	\$475K
Jul 14, 2022	Resale	Quit Claim Arm'S Length For Ne States	\$387,500	\$271	\$100K
May 15, 2017	Resale	Quit Claim Transfer	\$283,500	\$199	
Oct 25, 2013	Resale	Quit Claim Arm'S Length For Ne States	\$240,500	\$168	\$236K
Feb 28, 2006	Financing	Mortgage			\$43K
Feb 28, 2006	Resale	Grant Deed	\$286,000	\$200	\$229K
Oct 14, 2005	Financing	Mortgage			\$75K
May 27, 2003	Financing	Mortgage			\$10K
Jan 6, 2003	Financing	Mortgage			\$155K
Jun 28, 2001	Resale	Grant Deed	\$188,000	\$132	\$150K
Jun 4, 1993	Resale	Grant Deed	\$102,750	\$72	\$102K

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	3.1 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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