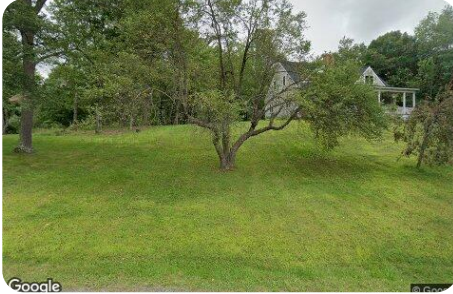


Single Family Residence **RESIDENTIAL**

63 RICHARDS RD

WHITE RIVER JUNCTION, VT 05001

\$752,486 TopHap Estimate · \$356 / ft² · confidence 90 · as of Jul 14, 2026



3

BEDS

2

BATHS

2,112 ft²

LIVING AREA

1.8 ac

LOT SIZE

2002

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$752K

\$675K low

\$830K high

Est. Owner Equity

\$752,486

TAX & ASSESSMENT

Property Tax	\$10,031 (2024)
Assessed Value	\$540,900
Previous Assessed	\$307,600

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	WINDSOR
Lot (acres)	1.80
Roof	Shingle
Heating	Radiant
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	10 WILDFIRE	52 HEAT	94 STORM	3 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ottawaquechee School	Elementary	PK–5	3.6 mi
Hartford Memorial Middle School	Middle	6–8	5.9 mi
Hartford High School	High	9–12	5.9 mi

District: Hartford 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 05001

112 CRIME INDEX	89 AIR POLLUTION	10,826 POPULATION	\$73K MEDIAN IN-COME	43°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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