

Single Family Residence **RESIDENTIAL**

2 RIVER ST

WALLINGFORD, VT 05773

\$289,706 TopHap Estimate · \$115 / ft² · confidence 87 · as of Jun 23, 2026



3

BEDS

1

BATHS

2,520 ft²

LIVING AREA

0.33 ac

LOT SIZE

1940

YEAR BUILT

1

STORIES

8

ROOMS

VALUATION

\$290K

\$252K low

\$327K high

Est. Owner Equity

\$289,706

TAX & ASSESSMENT

Property Tax	\$2,737 (2020)
Assessed Value	\$137,900

PROPERTY FACTS

Property Type	Single Family Residence
County	RUTLAND
Lot (acres)	0.33
Roof	Shingle
Heating	Steam
Pool	No

Deck

CLIMATE RISK

25
FLOOD

5
WILDFIRE

57
HEAT

95
STORM

20
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 0.2 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Wallingford Elementary School	Elementary	PK–6	0.3 mi
Mill River Union High School	Middle	7–12	5.1 mi

District: Mill River Unified Union 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 05773

126 CRIME INDEX	85 AIR POLLUTION	2,160 POPULATION	\$73K MEDIAN IN- COME	40°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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