

Single Family Residence **RESIDENTIAL**

2350 VT ROUTE 114

CANAAN, VT 05903

\$122,587 TopHap Estimate · \$82 / ft² · confidence 88 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,502 ft²

LIVING AREA

1.3 ac

LOT SIZE

1930

YEAR BUILT

1

STORIES

6

ROOMS

VALUATION

\$123K

\$108K low

\$137K high

Last Sale

\$33,000 · Jun 24, 2020

Est. Owner Equity

\$122,587

TAX & ASSESSMENT

Assessed Value **\$85,400**

PROPERTY FACTS

Property Type	Single Family Residence
County	ESSEX
Lot (acres)	1.30
Roof	Metal
Heating	Forced Air With Air Conditioning
Garage	Garage, Detached
Pool	No

CLIMATE RISK

1
FLOOD

4
WILDFIRE

45
HEAT

89
STORM

8
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Jun 24, 2020	Non-arms-length	Grant Deed	\$33,000	\$22	
Aug 1, 2019	Non-arms-length	Grant Deed	\$33,100	\$22	
Jan 30, 2019	Non-arms-length	Grant Deed	\$43,505	\$29	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Canaan Schools	Elementary	PK–12	2.6 mi

District: Canaan 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 05903

137 CRIME INDEX	78 AIR POLLUTION	1,049 POPULATION	\$57K 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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