

Duplex (2 Units, Any Combination)

RESIDENTIAL

20 RAND RD

SAXTONS RIVER, VT 05154

4

BEDS

2

BATHS

2,316 ft²

LIVING AREA

2.93 ac

LOT SIZE

1978

YEAR BUILT

1

STORIES

9

ROOMS

VALUATION

Last Sale

\$345,000 · Aug 22, 2022

TAX & ASSESSMENT

Property Tax \$5,265 (2022)

Assessed Value \$192,700

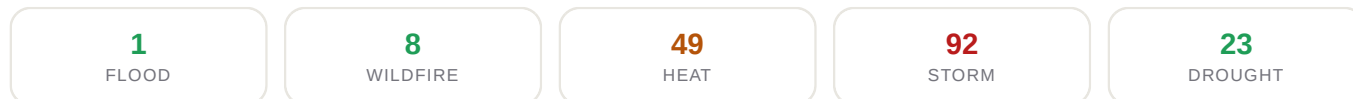
Previous Assessed \$192,700

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
Style	Cape Cod
County	Windham
Lot (acres)	2.93
Roof	Shingle
Heating	Steam
Pool	No

Deck

CLIMATE RISK



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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Aug 12, 2022	Resale	Deed	\$345,000	\$149	
May 19, 2022	Non-arms-length	Deed	\$96,350	\$42	
Feb 10, 2021	Financing	Intrafamily Transfer			
Mar 18, 2016	Recorded document	Grant Deed			
May 20, 2008	Recorded document	Grant Deed	\$1	\$0	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Bellows Falls High School	High	9–12	4.2 mi

District: Bellows Falls Union High School District 27

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 05154



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

OWNERSHIP

Occupancy

Owner occupied