

Single Family Residence **RESIDENTIAL**

# 7 FRANKLIN ST

RANDOLPH, VT 05060

**\$319,495** TopHap Estimate · \$169 / ft<sup>2</sup> · confidence 91 · as of Jul 14, 2026



**3**

BEDS

**1.5**

BATHS

**1,886 ft<sup>2</sup>**

LIVING AREA

**0.31 ac**

LOT SIZE

**1900**

YEAR BUILT

**1**

STORIES

**7**

ROOMS

## VALUATION

**\$319K**

\$290K low

\$349K high

Last Sale

**\$257,500 · Jan 31, 2022**

Est. Owner Equity

**\$319,495**

## TAX & ASSESSMENT

|                |                |
|----------------|----------------|
| Property Tax   | \$5,205 (2024) |
| Assessed Value | \$251,500      |

## PROPERTY FACTS

|               |                                  |
|---------------|----------------------------------|
| Property Type | Single Family Residence          |
| Style         | Traditional/Old                  |
| County        | ORANGE                           |
| Lot (acres)   | 0.31                             |
| Construction  | Frame (Unspecified)              |
| Roof          | Metal                            |
| Heating       | Forced Air With Air Conditioning |
| Pool          | No                               |

## CLIMATE RISK

|            |               |            |             |              |
|------------|---------------|------------|-------------|--------------|
| 1<br>FLOOD | 5<br>WILDFIRE | 46<br>HEAT | 95<br>STORM | 3<br>DROUGHT |
|------------|---------------|------------|-------------|--------------|

Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE              | DEED          | PRICE     | \$/FT² | LOAN |
|--------------|-------------------|---------------|-----------|--------|------|
| Jan 28, 2022 | Resale            | Deed          | \$257,500 | \$137  |      |
| Jan 11, 2021 | Resale            | Deed          | \$120,000 | \$64   |      |
| Oct 3, 2017  | Recorded document | Warranty Deed |           |        |      |

## NEIGHBORHOOD · ZIP 05060

|                    |                     |                     |                         |                  |                 |
|--------------------|---------------------|---------------------|-------------------------|------------------|-----------------|
| 126<br>CRIME INDEX | 90<br>AIR POLLUTION | 4,569<br>POPULATION | \$71K<br>MEDIAN IN-COME | 42°F<br>AVG TEMP | 49%<br>SUNSHINE |
|--------------------|---------------------|---------------------|-------------------------|------------------|-----------------|

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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|