

Single Family Residence

RESIDENTIAL

40 FOREST ST

RANDOLPH, VT 05060

\$188,127 TopHap Estimate · \$121 / ft² · confidence 79 · as of Jul 14, 2026



3

BEDS

1.5

BATHS

1,560 ft²

LIVING AREA

2.1 ac

LOT SIZE

1900

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$188K

\$149K low

\$227K high

Last Sale

\$24,000 · Jul 6, 1987

Est. Owner Equity

\$103,127

Loan-to-Value

39%

TAX & ASSESSMENT

Property Tax	\$2,790 (2024)
Assessed Value	\$134,800

PROPERTY FACTS

Property Type	Single Family Residence
Style	Traditional/Old
County	ORANGE
Lot (acres)	2.10
Construction	Frame (Unspecified)
Roof	Metal
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK

90 FLOOD	7 WILDFIRE	46 HEAT	95 STORM	3 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Jul 15, 2025	Financing	Intrafamily Transfer			
May 4, 2011	Financing	Mortgage			\$85K

NEIGHBORHOOD · ZIP 05060

126 CRIME INDEX	90 AIR POLLUTION	4,569 POPULATION	\$71K MEDIAN IN-COME	42°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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