

Single Family Residence **RESIDENTIAL**

725 VT ROUTE 102

CANAAN, VT 05903

\$132,440 TopHap Estimate · \$131 / ft² · confidence 85 · as of Jul 14, 2026



3

BEDS

1

BATHS

1,008 ft²

LIVING AREA

3.63 ac

LOT SIZE

1800

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$132K

\$113K low

\$152K high

Est. Owner Equity

\$132,440

TAX & ASSESSMENT

Assessed Value **\$119,900**

PROPERTY FACTS

Property Type	Single Family Residence
County	ESSEX
Lot (acres)	3.63
Roof	Metal
Heating	Steam
Pool	No

Deck

CLIMATE RISK

39
FLOOD

6
WILDFIRE

43
HEAT

89
STORM

8
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 17, 2015	Quitclaim	Quit Claim Transfer			
Nov 8, 2013	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Canaan Schools	Elementary	PK–12	5.4 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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