

Single Family Residence **RESIDENTIAL**

456 VT ROUTE 102

CANAAN, VT 05903

\$153,962 TopHap Estimate · \$64 / ft² · confidence 88 · as of Jun 25, 2026



4

BEDS

2

BATHS

2,392 ft²

LIVING AREA

1.26 ac

LOT SIZE

1900

YEAR BUILT

2

STORIES

7

ROOMS

VALUATION

\$154K

\$135K low

\$173K high

Last Sale

\$4,347 · Feb 13, 2007

Est. Owner Equity

\$153,962

TAX & ASSESSMENT

Assessed Value **\$58,700**

PROPERTY FACTS

Property Type	Single Family Residence
Style	Duplex Single
County	ESSEX
Lot (acres)	1.26
Roof	Metal
Heating	Steam
Pool	No

Deck

CLIMATE RISK

93
FLOOD

4
WILDFIRE

45
HEAT

96
STORM

8
DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: 1 percent flood zone.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Canaan Schools	Elementary	PK–12	2.0 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	Absentee owner
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