

Single Family Residence

RESIDENTIAL

20 RIVER ST

WINDSOR, VT 05089

\$129,888 TopHap Estimate · \$155 / ft² · confidence 94 · as of Jul 14, 2026

2

BEDS

1

BATHS

840 ft²

LIVING AREA

0.1 ac

LOT SIZE

1940

YEAR BUILT

2

STORIES

5

ROOMS

1

PARKING

VALUATION

\$130K

\$122K low

\$138K high

Est. Owner Equity

\$129,888

TAX & ASSESSMENT

Property Tax

\$1,252 (2023)

Assessed Value

\$121,270

PROPERTY FACTS

Property Type	Single Family Residence
County	WINDSOR
Lot (acres)	0.10
Construction	Frame (Unspecified)
Roof	Metal
Heating	Forced Air With Air Conditioning
Garage	Garage, Attached
Pool	No

CLIMATE RISK

65 FLOOD	4 WILDFIRE	52 HEAT	92 STORM	9 DROUGHT
-------------	---------------	------------	-------------	--------------

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

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Dec 5, 2022	Financing	Intrafamily Transfer			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Windsor School	Middle	7–12	0.5 mi
Albert Bridge School	Elementary	KG–6	4.3 mi

District: Mt. Ascutney 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 05089

107 CRIME INDEX	84 AIR POLLUTION	4,977 POPULATION	\$60K MEDIAN IN-COME	43°F AVG TEMP	49% SUNSHINE
---------------------------------------	--	--	--	-------------------------------------	------------------------------------

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

|
 OWNERSHIP

Occupancy	Owner occupied
-----------	----------------