

Single Family Residence **RESIDENTIAL**

462 VT ROUTE 114

CANAAN, VT 05903

\$229,900 TopHap Estimate · \$82 / ft² · confidence 92 · as of Jul 14, 2026



4

BEDS

2.5

BATHS

2,808 ft²

LIVING AREA

1 ac

LOT SIZE

1900

YEAR BUILT

2

STORIES

9

ROOMS

VALUATION

\$230K

\$212K low

\$248K high

Last Sale

\$153,200 · Jun 28, 2021

Est. Owner Equity

\$229,900

TAX & ASSESSMENT

Property Tax	\$3,668 (2024)
Assessed Value	\$167,200

PROPERTY FACTS

Property Type	Single Family Residence
County	ESSEX
Lot (acres)	1.00
Roof	Metal
Heating	Forced Air With Air Conditioning
Pool	No

CLIMATE RISK

64 FLOOD	6 WILDFIRE	45 HEAT	89 STORM	8 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
May 28, 2021	Resale	Deed	\$153,200	\$55	
Aug 23, 2017	Non-arms-length	Grant Deed	\$100,100	\$36	
Jul 1, 2011	Resale	Grant Deed	\$150,000	\$53	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Canaan Schools	Elementary	PK–12	1.0 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	Owner occupied
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