

Residential - Vacant Land **RESIDENTIAL**

**E PEACHAM RD**  
BARNET, VT 05821



**7.22 ac**  
LOT SIZE

**VALUATION**

Last Sale **\$50,000 · Apr 24, 2025**

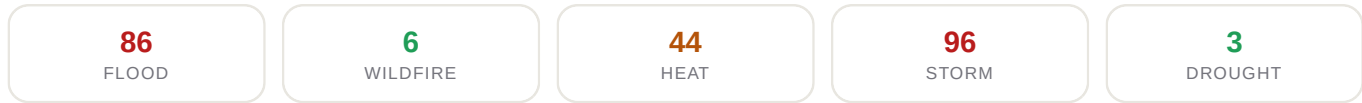
**TAX & ASSESSMENT**

|                   |                 |
|-------------------|-----------------|
| Assessed Value    | <b>\$35,900</b> |
| Previous Assessed | <b>\$42,200</b> |

**PROPERTY FACTS**

|               |                                  |
|---------------|----------------------------------|
| Property Type | <b>Residential - Vacant Land</b> |
| County        | <b>CALEDONIA</b>                 |
| Lot (acres)   | <b>7.22</b>                      |
| Pool          | <b>No</b>                        |

## CLIMATE RISK



Scores 0–100; higher = greater projected risk.

## TRANSACTION HISTORY

| DATE         | TYPE   | DEED | PRICE    | \$/FT <sup>2</sup> | LOAN |
|--------------|--------|------|----------|--------------------|------|
| Apr 18, 2025 | Resale | Deed | \$50,000 |                    |      |
| Nov 27, 2024 | Resale | Deed | \$20,000 |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                | LEVEL      | GRADES | DISTANCE |
|-----------------------|------------|--------|----------|
| Barnet School         | Elementary | PK–8   | 1.9 mi   |
| St. Johnsbury Academy | High       | 9–12   | 8.2 mi   |

District: Caledonia Cooperative Unified 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 05821



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

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|