

Single Family Residence **RESIDENTIAL**

16 ROCK RIVER TER

NEWFANE, VT 05345

\$436,893 TopHap Estimate · \$218 / ft² · confidence 90 · as of Jul 14, 2026



This site can't load Google Maps correctly.

Do you own this website?
g.co/streetviewerror/signature



This site can't load Google Maps correctly.

Do you own this website?
g.co/streetviewerror/signature



This site can't load Google Maps correctly.

Do you own this website?
g.co/streetviewerror/signature



This site can't load Google Maps correctly.

Do you own this website?
g.co/staticmaperror/signature



This site can't load Google Maps correctly.

Do you own this website?
g.co/staticmaperror/signature

1

BEDS

2

BATHS

2,006 ft²

LIVING AREA

1.6 ac

LOT SIZE

2001

YEAR BUILT

2

STORIES

4

ROOMS

VALUATION

\$437K

\$393K low

\$481K high

Est. Owner Equity

\$436,893

TAX & ASSESSMENT

Property Tax	\$5,583 (2022)
Assessed Value	\$246,500
Previous Assessed	\$246,500

PROPERTY FACTS

Property Type	Single Family Residence
Style	Conventional
County	Windham
Lot (acres)	1.60
Construction	Frame (Unspecified)
Roof	Metal
Heating	Forced Air
Fireplace	Yes
Garage	Garage, Attached
Pool	No

CLIMATE RISK

68
FLOOD

13
WILDFIRE

48
HEAT

97
STORM

23
DROUGHT

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

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Leland & Gray Union Middle and High School	Middle	6–12	6.9 mi

District: West River Valley Modified Union Education District 72b



This site can't load Google Maps correctly.

Do you own this website?
g.co/staticmaperror/signature

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 05345

82 CRIME INDEX	81 AIR POLLUTION	1,477 POPULATION	\$64K MEDIAN IN-COME	44°F AVG TEMP	49% SUNSHINE
--------------------------	----------------------------	----------------------------	--------------------------------	-------------------------	------------------------

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

OWNERSHIP

Occupancy

Owner occupied