

Single Family Residence **RESIDENTIAL**

2228 OLD RIVER RD

WHITE RIVER JUNCTION, VT 05001

\$529,336 TopHap Estimate · \$259 / ft² · confidence 90 · as of Jul 14, 2026



2

BEDS

1.5

BATHS

2,042 ft²

LIVING AREA

10 ac

LOT SIZE

1850

YEAR BUILT

2

STORIES

6

ROOMS

VALUATION

\$529K

\$475K low

\$584K high

Est. Owner Equity

\$529,336

TAX & ASSESSMENT

Property Tax	\$8,544 (2024)
Assessed Value	\$405,700
Previous Assessed	\$262,000

PROPERTY FACTS

Property Type	Single Family Residence
Style	Colonial
County	WINDSOR
Lot (acres)	10.00
Roof	Metal
Heating	Forced Air With Air Conditioning
Fireplace	Yes
Pool	No

CLIMATE RISK

1 FLOOD	11 WILDFIRE	52 HEAT	94 STORM	3 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Ottauquechee School	Elementary	PK–5	2.2 mi
Hartford Memorial Middle School	Middle	6–8	3.3 mi
Hartford High School	High	9–12	3.3 mi

District: Hartford 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 05001

112 CRIME INDEX	89 AIR POLLUTION	10,826 POPULATION	\$73K MEDIAN IN-COME	43°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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