

Single Family Residence **RESIDENTIAL**

4225 VT ROUTE 102

CANAAN, VT 05903

\$121,758 TopHap Estimate · \$167 / ft² · confidence 88 · as of Jul 14, 2026



2

BEDS

1

BATHS

728 ft²

LIVING AREA

0.46 ac

LOT SIZE

1936

YEAR BUILT

5

ROOMS

VALUATION

\$122K

\$107K low

\$136K high

Last Sale

\$12,500 · Mar 9, 2016

Est. Owner Equity

\$121,758

TAX & ASSESSMENT

Assessed Value **\$89,200**

PROPERTY FACTS

Property Type	Single Family Residence
Style	Ranch
County	ESSEX
Lot (acres)	0.46
Roof	Metal
Heating	Forced Air With Air Conditioning
Garage	Garage, Detached
Pool	No

Deck

CLIMATE RISK

1
FLOOD

6
WILDFIRE

45
HEAT

89
STORM

8
DROUGHT

Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 9, 2016	Resale	Grant Deed	\$12,500	\$17	
Jul 1, 2015	Recorded document	Grant Deed			
Apr 27, 2015	Non-arms-length	Grant Deed	\$84,634	\$116	
Aug 17, 2007	Resale	Grant Deed	\$45,000	\$62	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Canaan Schools	Elementary	PK–12	2.1 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	Absentee owner
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