

# \$689,900 - 171 Erion Lane, Woodland

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MLS® #2280380

**\$689,900**

3 Bedroom, 2.5 Bathroom, 2,696 sqft

Residential on 2.00 Acres

Woodland, Woodland, WA

Come see this rambling two story country home just minutes to I5 yet tucked away in a peaceful setting surrounded by majestic oak trees. NO HOA, NO CCRS. Two usable acres with 1.5+/- acre fenced pasture. Great spot for shop on N. side of home & possibility for ADU-check with county. Great covered front porch & lap concrete siding plus 3 car garage. Back yard offers large concrete patio for relaxing/BBQ's. Interior includes formal dining room, 2 sided FP & den/office could be 4th bedroom. Open concept kitchen/living. Granite counters & eating bar. All stainless kitchen appliances included & newer heat pump. Upstairs is a huge bonus room plus primary w/jetted tub & WI shower. Additional full bath & 2 more bedrooms.



Built in 2007

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | 2280380   |
| List Price     | \$689,900 |
| Sale Price     | \$663,000 |
| Price Per SqFt | \$246     |
| Bedrooms       | 3         |
| Bathrooms      | 2.5       |
| Full Baths     | 2         |
| Half Baths     | 1         |
| Square Footage | 2,696     |
| Acres          | 2.00      |

|            |             |
|------------|-------------|
| Year Built | 2007        |
| Type       | Residential |
| Sub-Type   | Residential |
| Status     | Sold        |

### **Community Information**

|             |                             |
|-------------|-----------------------------|
| Address     | 171 Erion Lane              |
| Area        | 420 - South County/Woodland |
| Subdivision | Woodland                    |
| City        | Woodland                    |
| County      | Cowlitz                     |
| State       | WA                          |
| Zip Code    | 98674                       |

### **Amenities**

|                |                           |
|----------------|---------------------------|
| Parking Spaces | 3                         |
| Parking        | Driveway, Attached Garage |
| Garage Spaces  | 3                         |

### **Interior**

|                   |                                                                                                                                                      |
|-------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Bath Off Primary, Ceiling Fan(s), Dining Room, Fireplace, French Doors, Hardwood, Jetted Tub, Walk-In Closet(s), Walk-In Pantry, Wall to Wall Carpet |
| Appliances        | Dishwasher(s), Double Oven, Refrigerator(s), Stove(s)/Range(s)                                                                                       |
| Fireplace         | Yes                                                                                                                                                  |
| # of Fireplaces   | 1                                                                                                                                                    |
| Fireplaces        | Wood Burning                                                                                                                                         |

### **Exterior**

|                   |                 |
|-------------------|-----------------|
| Exterior Features | Cement Planked  |
| Foundation        | Poured Concrete |

### **School Information**

|            |                 |
|------------|-----------------|
| District   | Woodland        |
| Elementary | Buyer To Verify |
| Middle     | Woodland Mid    |
| High       | Woodland High   |

### **Additional Information**

|                |     |
|----------------|-----|
| Days on Market | 366 |
|----------------|-----|

|                           |     |
|---------------------------|-----|
| Cumulative Days on Market | 366 |
| Days on Website           | 292 |