

\$750,000 - 9708 Nw 9th Avenue, Vancouver

MLS® #2347819

\$750,000

4 Bedroom, 2.5 Bathroom, 3,007 sqft

Residential on 0.44 Acres

Hazel Dell, Vancouver, WA

Farmhouse in the City. They just don't make 'em like they used to, especially on nearly half an acre, close-in to Downtown Vancouver & the New Waterfront. Must-see charm thru-out beautiful home & huge yard perfect for BBQs, gatherings, cornhole & badminton. 4-BR, 2-BA & 2-half-BA plus Office on main w/exterior door (or C/B guest suite, caregiver/in-law quarters, Airbnb, ADU). Huge 0.44 acre lot, potential to add ADU, shop & pool, subject to Buyer's due diligence. Garage has pass-through to backyard. 2-sheds. Convenient location west of I-5, shopping, theater, restaurants, gyms, parks, hospitals, Columbia River HS, Eisenhower ES & Jason Lee MS. New windows 2019/2021, New Heat Pump/AC upstairs & Ductless HP main 2018. Brand New Roof!



Built in 1972

Essential Information

MLS® #	2347819
List Price	\$750,000
Sale Price	\$735,000
Price Per SqFt	\$244
Bedrooms	4
Bathrooms	2.5
Full Baths	2
Half Baths	1
Square Footage	3,007

Acres	0.44
Year Built	1972
Type	Residential
Sub-Type	Single Family Residence
Status	Sold

Community Information

Address	9708 Nw 9th Avenue
Area	1043 - City Center West
Subdivision	Hazel Dell
City	Vancouver
County	Clark
State	WA
Zip Code	98665

Amenities

Parking Spaces	2
Parking	Driveway, Attached Garage, Off Street, RV Parking
Garage Spaces	2

Interior

Interior Features	Bath Off Primary, Ceiling Fan(s), Ceramic Tile, Double Pane/Storm Window, Dining Room, Fireplace, French Doors, Laminate, Water Heater			
Appliances	Dishwasher(s),	Disposal,	Microwave(s),	Refrigerator(s), Stove(s)/Range(s)
Fireplace	Yes			
# of Fireplaces	2			
Fireplaces	Wood Burning			

Exterior

Exterior Features	Wood
Lot Description	Curbs, Paved, Sidewalk

School Information

District	Vancouver
Elementary	Eisenhower Elementary
Middle	Jason Lee Mid
High	Columbia River High

Additional Information

Days on Market 139

Cumulative Days on Market 139

Days on Website 156