

# \$899,000 - 1135 Locher Road, Touchet

MLS® #2404879

## \$899,000

4 Bedroom, 2.5 Bathroom, 2,956 sqft  
Residential on 11.40 Acres

Walla Walla, Touchet, WA

Country Living with Income Potential! Escape to wide-open spaces with this beautifully remodeled 11+ acre farmstead in the heart of Walla Walla County. Ideal for horse lovers, hobby farmers, or those seeking a peaceful rural lifestyle, this property features a large steel barn, a dedicated horse barn with two stalls, and a temperature regulated tack room, water rights. Equipped for your equestrian or livestock needs. This 4 bed, 4 bath home has an updated main level, blending rustic charm with modern finishes. Entertain with ease in the spacious basement, complete with a newly added wet bar. A detached 280 sq. ft. ADU offers rental potential. Current income from horse boarding and cattle grazing. Move-in ready and full of possibilities.



Built in 1975

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | 2404879   |
| List Price     | \$899,000 |
| Sale Price     | \$853,000 |
| Price Per SqFt | \$289     |
| Bedrooms       | 4         |
| Bathrooms      | 2.5       |
| Half Baths     | 1         |
| Square Footage | 2,956     |
| Acres          | 11.40     |
| Year Built     | 1975      |

|          |                         |
|----------|-------------------------|
| Type     | Residential             |
| Sub-Type | Single Family Residence |
| Style    | See Remarks             |
| Status   | Sold                    |

### Community Information

|             |                                    |
|-------------|------------------------------------|
| Address     | 1135 Locher Road                   |
| Area        | 933 - Southeast Walla Walla County |
| Subdivision | Walla Walla                        |
| City        | Touchet                            |
| County      | Walla Walla                        |
| State       | WA                                 |
| Zip Code    | 99360                              |

### Amenities

|                |                                       |
|----------------|---------------------------------------|
| Parking Spaces | 4                                     |
| Parking        | Driveway, Detached Garage, RV Parking |
| Garage Spaces  | 4                                     |

### Interior

|                   |                                                                                             |           |                                                  |
|-------------------|---------------------------------------------------------------------------------------------|-----------|--------------------------------------------------|
| Interior Features | Dining Room, Fireplace, Sprinkler System, Water Heater, Wet Bar, Wine/Beverage Refrigerator |           |                                                  |
| Appliances        | Dishwasher(s),                                                                              | Disposal, | Microwave(s), Refrigerator(s), Stove(s)/Range(s) |
| Fireplace         | Yes                                                                                         |           |                                                  |
| # of Fireplaces   | 2                                                                                           |           |                                                  |
| Fireplaces        | Gas, Pellet Stove                                                                           |           |                                                  |

### Exterior

|                   |                             |
|-------------------|-----------------------------|
| Exterior Features | Wood                        |
| Lot Description   | Open Space, Paved, Sidewalk |
| Foundation        | Poured Concrete             |

### School Information

|            |                 |
|------------|-----------------|
| District   | College Place   |
| Elementary | Buyer To Verify |
| Middle     | Buyer To Verify |
| High       | Buyer To Verify |

### Additional Information

|                           |    |
|---------------------------|----|
| Days on Market            | 68 |
| Cumulative Days on Market | 68 |
| Days on Website           | 18 |