

# \$625,000 - 32564 Cockreham Island Road, Sedro Woolley

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MLS® #2414131

**\$625,000**

3 Bedroom, 2 Bathroom, 1,946 sqft  
Residential on 4.81 Acres

Lyman, Sedro Woolley, WA

Welcome to this beautifully renovated home nestled among lush farmland! This thoughtfully remodeled home sits on nearly 5 scenic acres featuring a large barn, established fruit & nut trees, & wild grapes; perfect for those craving space & serenity. Inside you'll find upgrades from top to bottom: bamboo hardwood laminate flooring, tiled bathrooms, & modern fixtures throughout. Wiring, plumbing, windows, well, and septic have all been updated. The exterior includes new siding/gutters & a wraparound deck to further enjoy the views or entertain. The partially finished basement features new concrete floors & support beams. The barn has a new 100amp service, huge hay loft & is ready for your workshop or for horses (3 matted stalls).



Built in 1915

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | 2414131   |
| List Price     | \$625,000 |
| Sale Price     | \$608,000 |
| Price Per SqFt | \$312     |
| Bedrooms       | 3         |
| Bathrooms      | 2         |
| Full Baths     | 1         |
| Square Footage | 1,946     |
| Acres          | 4.81      |

|            |                         |
|------------|-------------------------|
| Year Built | 1915                    |
| Type       | Residential             |
| Sub-Type   | Single Family Residence |
| Status     | Sold                    |

### **Community Information**

|             |                             |
|-------------|-----------------------------|
| Address     | 32564 Cockreham Island Road |
| Area        | 840 - Lyman/Hamilton        |
| Subdivision | Lyman                       |
| City        | Sedro Woolley               |
| County      | Skagit                      |
| State       | WA                          |
| Zip Code    | 98284                       |

### **Amenities**

|         |                      |
|---------|----------------------|
| Parking | Driveway, RV Parking |
|---------|----------------------|

### **Interior**

|                   |                                                                                                                 |
|-------------------|-----------------------------------------------------------------------------------------------------------------|
| Interior Features | Bath Off Primary, Ceiling Fan(s), Double Pane/Storm Window, Vaulted Ceiling(s), Walk-In Closet(s), Water Heater |
| Appliances        | Dishwasher(s), Dryer(s), Refrigerator(s), Stove(s)/Range(s), Washer(s)                                          |

### **Exterior**

|                   |                     |
|-------------------|---------------------|
| Exterior Features | Wood, Wood Products |
| Lot Description   | Paved               |
| Foundation        | Block               |

### **School Information**

|          |               |
|----------|---------------|
| District | Sedro Woolley |
|----------|---------------|

### **Additional Information**

|                           |    |
|---------------------------|----|
| Days on Market            | 48 |
| Cumulative Days on Market | 48 |
| Days on Website           | 18 |