

# 3496 BIRCH BAY LYNDEN ROAD

CUSTER, WA 98240 | MLS #: 1202343

**\$385,000** | 2 BEDS | 2 BATHROOMS | 1430 SQUARE FEET



View Online: <http://3496birchbaylyndenroad.homeis4sale.com>  
For Instant Photos: Text 726283 To 415-877-1411

Centrally located property on 4.19 acres with easy freeway access. Great for cottage type industry with 5-7 employees. Fully fenced w/three access points on Birch Bay Lynden Road with plenty of off-street parking. Mfg. home has new rear deck and gutters w/small detached storage shed. The property features a Barn w/attached stable but needs some work.

- Plenty of off-street parking
- Three access points
- Barn w/3-stall stable
- Great Freeway access
- Two Full Bathrooms
- Fully Fenced



## AGENT INFORMATION



**Eric Battles**  
M: 360-746-1766  
License # 121305  
[ebattles@ericbattles.com](mailto:ebattles@ericbattles.com)  
[ericbattles.com](http://ericbattles.com)

**Fathom Realty WA, LLC**  
1455 NW Leary Way #400  
Seattle, WA 98107

## ABOUT ERIC BATTLES

My goal is to provide honest and efficient real estate services that meet all of your needs starting with your home search experience! Please feel free to contact me with any questions you might have about this property, the market or my services. There are no bad questions when looking for that special home.

Let's work together!

...



Disclaimer: All information deemed reliable but not guaranteed.