

\$839,000 - 1855 Gibbs Avenue, Atwater

MLS® #MC25141731

\$839,000

4 Bedroom, 3.00 Bathroom, 2,217 sqft
Residential on 1 Acres

N/A, Atwater,

Welcome to the serenity of quiet and spacious country living â€” This stunning California Mediterranean-style home offers 4 bedrooms, 3 bathrooms, and over 2,200 sq. ft. of beautifully updated living space on a spacious, landscaped lot. This home features a light-filled open floor plan with 10-foot ceilings, recessed lighting, updated paint, and built-ins throughout. The gourmet kitchen is equipped with upscale stainless-steel appliances, granite slab countertops and backsplash, pull-out cabinetry, and a cozy breakfast nook with a window seat. The expansive great room offers lush views of the backyard through 8-foot glass doors and includes a gas insert fireplace and built-ins. The spacious primary suite includes a spa-like bath with a jetted tub, oversized shower, dual vanities, a large walk-in closet, and private access to the backyard. A separate guest suite offers its own entrance and private bath, perfect for extended family or guests. Additional highlights include a formal dining room, separate office, laundry room with oversized sink, and abundant storage throughout. Outside, enjoy multiple stamped concrete patios, mature fruit trees including lemon, tangerine, grapefruit, and 100-year-old olive trees, plus a lemon grove and cork oak trees for added shade. The 550 sq. ft. garage is fully finished and painted with attic access, and the detached 132 sq. ft. casita/shop includes 220V power â€” ideal for hobbies or projects. Modern features include a Nest-controlled



HVAC system, leased solar panels, dual-pane windows, Hunter Douglas cellular shades, a water softener, and a security video system with 21-day storage and remote access. Located in the highly desirable neighborhood of McSwain's country community living at its best. This home truly has it all â€“ space, functionality, and beautifully maintained details inside and out. Don't Miss out on viewing this SPECTACULAR home

Built in 2001

Essential Information

MLS® #	MC25141731
Price	\$839,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,217
Acres	1.02
Year Built	2001
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Carol Maghoney
Listing Office	Keller Williams Property Team

Community Information

Address	1855 Gibbs Avenue
Subdivision	N/A
City	Atwater
County	Merced
Zip Code	95301

Amenities

Parking Spaces	2
Parking	Driveway, Garage
# of Garages	2

Garages	Driveway, Garage
View	Neighborhood
Pool	None

Exterior

Lot Description	Back Yard, Front Yard, Landscaped, Lawn
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Interior

Interior Features	Ceiling Fan(s)
Appliances	Dishwasher, Disposal
Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Atwater
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Additional Information

Date Listed	July 1st, 2025
Days on Market	56
Zoning	A-R
Short Sale	N
RE / Bank Owned	N

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