

\$425,000 - 6252 County Road 9, Orland

MLS® #SN24214931

\$425,000

3 Bedroom, 1.00 Bathroom, 1,008 sqft
Residential on 3 Acres

N/A, Orland,

Welcome to this charming 3.2-acre ranchette. This clean & sleek, frame built home & shop once functioned as a thriving horse ranch, offering a peaceful and functional rural lifestyle. The property is fenced and cross-fenced, ideal for livestock or horses, and includes a small horse shelter & a spacious concrete dog kennel with chain link & roof. A large shop building with 220 wiring provides ample workspace for any project. The Solar is very inexpensive & covers all of this owners usage. The 3-bedroom, 1-bath frame-built home features a spacious open floor plan, updated kitchen and bathroom, and energy-efficient amenities like a wood stove, mini-splits, and solar power. The roof is only a year old, and the freshly painted exterior adds to the home's curb appeal. Relax and enjoy the outdoors on the awesome Trex front porch, perfect for taking in the serene surroundings. It also has an attached 1 car garage. with fruit trees and privacy landscape in place, the yards & circle drive are easily maintained. The front and backyards once boasted green lawns that you can restore if that is more your style. Be sure to check out the amazing views of sunrise, sunset & no homes to be seen to the north. Don't miss this opportunity to own a versatile, move-in ready and updated ranchette! Sq ft & lot size taken from county records. Buyer to verify this and all information to their attorney.



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Built in 1988

Essential Information

MLS® #	SN24214931
Price	\$425,000
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	1,008
Acres	3.20
Year Built	1988
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Closed
Listing Agent	Becky Johns
Listing Office	EXP Realty of Northern California, Inc.

Community Information

Address	6252 County Road 9
Subdivision	N/A
City	Orland
County	Glenn
Zip Code	95963

Amenities

Utilities	Electricity Connected
Parking Spaces	11
Parking	Circular Driveway, Door-Single, Driveway, Garage, Garage Faces Front, Off Street, RV Access/Parking
# of Garages	1
Garages	Circular Driveway, Door-Single, Driveway, Garage, Garage Faces Front, Off Street, RV Access/Parking
View	Mountain(s), Neighborhood, Pasture
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior	Drywall, Frame, Wood Siding
Lot Description	Horse Property, Pasture, TwoToFiveUnitsAcre
Windows	Double Pane Windows
Roof	Composition
Construction	Drywall, Frame, Wood Siding
Foundation	Raised

Interior

Interior	Carpet, Tile
Interior Features	All Bedrooms Down, Ceiling Fan(s)
Appliances	Dishwasher, Electric Range, Microwave, Refrigerator
Heating	Ductless
Cooling	Ductless
Fireplace	Yes
Fireplaces	Family Room, Wood Burning
# of Stories	1
Stories	One

School Information

District	Orland Joint Unified
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Additional Information

Date Listed	October 15th, 2024
Days on Market	129
Short Sale	N
RE / Bank Owned	N

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