

\$480,000 - 3471 E Eaton Rd, Chico

MLS® #SN24242865

\$480,000

3 Bedroom, 2.00 Bathroom, 1,525 sqft

Residential on 0 Acres

N/A, Chico,

Your Dream Home Awaits Near Upper Bidwell Park!

Location, lifestyle, and comfort come together in this beautiful home, perfectly located just across the street from Wildwood Park. Enjoy easy access to the sports fields, a disc golf course, a kids' playground, covered picnic area and a thrilling pump track. Venture a little further, and you'll find yourself in Upper Bidwell Park, ready to explore its scenic hiking and mountain biking trails.

Inside, this well-maintained home features a welcoming open floor plan, designed for modern living. The Kitchen is equipped with granite countertops, a large breakfast bar with seating, stainless steel appliances and plenty of storage, making it ideal for hosting family and friends.

The primary suite is a peaceful retreat, with trayed ceilings adding to the sense of space. The en-suite bathroom includes a double-sink vanity, a walk-in shower, and a private water closet for added comfort.

Unwind on the covered front porch in the evenings, taking in the picturesque views. The location also offers incredible convenience, just minutes from Marigold Elementary and Pleasant Valley High Schools, as well as nearby shopping and fitness centers.

This is a welcoming community that hosts events throughout the year and charming traditions like Easter egg hunts for the kids.

This is more than just a home—it's a lifestyle in one of Chico's most desirable



neighborhoods.

Don't miss this opportunity to make it yours!

Built in 2017

Essential Information

MLS® #	SN24242865
Price	\$480,000
Bedrooms	3
Bathrooms	2.00
Full Baths	1
Square Footage	1,525
Acres	0.12
Year Built	2017
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Nick Allison
Listing Office	eXp Realty of California, Inc.

Community Information

Address	3471 E Eaton Rd
Subdivision	N/A
City	Chico
County	Butte
Zip Code	95973

Amenities

Utilities	Electricity Connected, Water Connected, Sewer Connected
Parking Spaces	2
Parking	Garage, Garage Faces Rear
# of Garages	2
Garages	Garage, Garage Faces Rear
View	Neighborhood, Hills, Valley
Pool	None

Exterior

Lot Description	Drip Irrigation/Bubblers, Landscaped, Near Park, Sprinkler System
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Interior

Interior	Carpet, Tile
Interior Features	Primary Suite, Ceiling Fan(s), Granite Counters, High Ceilings
Appliances	Dishwasher, Microwave, Tankless Water Heater
Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	1
Stories	One

School Information

District	Chico Unified
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Additional Information

Date Listed	October 29th, 2024
Days on Market	28
Short Sale	N
RE / Bank Owned	N

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