

\$725,000 - 13600 Helltown Road, Chico

MLS® #SN25044480

\$725,000

3 Bedroom, 2.00 Bathroom, 2,289 sqft
Residential on 22 Acres

N/A, Chico,

STUNNING PRIVATE RETREAT IN HISTORIC BUTTE CREEK CANYON Just 20 minutes from town, this breathtaking 21.5-acre property in Butte Creek Canyon offers unparalleled privacy, natural beauty, and sweeping canyon views. As you wind up the long driveway through graceful oaks, the contemporary Spanish-style home and separate matching guest cottage welcome you with lush landscaping, vibrant flowers, and charming stonework. The 3-bedroom, 2-bath home is designed for both comfort and elegance, featuring a spacious great room with a wood stove set against a river rock backdrop and expansive decks overlooking a peaceful creek. The chef's kitchen, bathed in morning sunlight, boasts stainless-steel appliances and stone countertops. A premium hot tub spa provides the perfect spot for relaxation while enjoying stunning canyon views and incredible birdwatching. With Starlink highspeed internet, working from home is no problem. For hobbyists and outdoor enthusiasts, the property includes a 3-car garage and a 30x50 shop with 220-volt power and a storage loft. With direct access to Butte Creek, enjoy year-round swimming fishing, kayaking, or simply unwinding by the water while taking in the dramatic bluff views. The area is also home to native trout and one of the last Chinook salmon breeding grounds. Steeped in history, this property is near the Centerville Schoolhouse and Museum, offering a glimpse into the canyon's rich Gold



Rush past. Whether strolling or biking through this picturesque area, youâ€™ll feel a deep connection to nature and history. This exceptional property is truly one-of-a-kind and must be seen to be fully appreciated

Built in 1990

Essential Information

MLS® #	SN25044480
Price	\$725,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,289
Acres	21.52
Year Built	1990
Type	Residential
Sub-Type	Single Family Residence
Style	Contemporary, Custom, Mediterranean, Spanish
Status	Closed
Listing Agent	Michael Clifford
Listing Office	Century 21 Select Real Estate, Inc.

Community Information

Address	13600 Helltown Road
Subdivision	N/A
City	Chico
County	Butte
Zip Code	95928

Amenities

Utilities	Electricity Connected, Phone Available, Water Connected, Other, See Remarks, Propane
Parking Spaces	3
Parking	Circular Driveway, Concrete, Covered, Driveway, Paved, RV Access/Parking, Boat, Gravel, Oversized, RV Garage, Unpaved
# of Garages	3
Garages	Circular Driveway, Concrete, Covered, Driveway, Paved, RV Access/Parking,

	Boat, Gravel, Oversized, RV Garage, Unpaved
View	Canyon, Hills, Mountain(s), Panoramic, Trees/Woods, Bluff, Creek/Stream
Waterfront	Creek, Stream
Pool	None

Exterior

Exterior	Stucco
Exterior Features	Kennel
Lot Description	Horse Property, Irregular Lot, Pasture, Rectangular Lot, Rocks, Secluded, Trees, TwentyOneToTwentyFiveUnitsAcre
Windows	Double Pane Windows
Roof	Spanish Tile
Construction	Stucco
Foundation	Concrete Perimeter

Interior

Interior	Carpet, Laminate, Tile, Wood, Bamboo, See Remarks
Interior Features	Breakfast Bar, Ceiling Fan(s), Separate/Formal Dining Room, Eat-in Kitchen, Granite Counters, Pantry, Stone Counters, See Remarks, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Primary Suite, Walk-In Closet(s), Workshop, Entrance Foyer, Instant Hot Water, Utility Room
Appliances	Dishwasher, Electric Cooktop, Tankless Water Heater, Electric Oven, Electric Range, High Efficiency Water Heater
Heating	Central, Forced Air, Fireplace(s), Heat Pump
Cooling	Central Air, Heat Pump
Fireplace	Yes
Fireplaces	Family Room, Living Room, Wood Burning
# of Stories	1
Stories	One

School Information

District	Chico Unified
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Additional Information

Date Listed	March 12th, 2025
Days on Market	8
Zoning	FR-10
Short Sale	N
RE / Bank Owned	N

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