

# \$465,000 - 297 10th Avenue, Chico

MLS® #SN25052758

**\$465,000**

2 Bedroom, 2.00 Bathroom, 1,308 sqft

Residential on 0 Acres

N/A, Chico,

Located in the highly desirable Avenues, this classic Chico Charmer offers timeless character on a spacious corner lot! Just minutes from Enloe Hospital, S&S Produce, and Downtown Chico, this two-story home features 2 bedrooms, an office, AND an 800 sq. ft. detached structure, originally permitted as a shop. This additional space is beautifully finished and presents endless possibilities—it could serve as a art studio, guest house, home office, or multi-generational living space.

The shop includes a loft area, a full food prep space, a bathroom, and stunning vaulted ceilings. Inside the main home, the warm and inviting living area showcases laminate wood floors, recessed lighting, wall sconces, and crown molding. At the heart of the home, the thoughtfully designed kitchen features solid granite counters, a large island perfect for food prep or casual dining, stainless steel appliances, ample cabinetry, and a garden window overlooking lush, mature landscaping.

The main level also includes a small office and a full bath. Upstairs, the primary suite offers a dressing area and walk-in closet, along with a second bedroom and bathroom. Additional features include indoor laundry, central heat and air, a whole-house fan, a tankless water heater, and ceiling fans for year-round comfort. Great Elfa closet system throughout.

French doors lead to a TREX deck, perfect for



BBQs or relaxing evenings as the sun sets. Outdoor enthusiasts will love the raised garden beds, fruit trees, and patio area with space for a hot tub. The property also includes a detached one-car garage with built-in storage.

You'll love that this home has been tastefully updated while maintaining the original vintage charm. This is one Chico Charmer you don't want to miss out on! Buyer to verify all information.

Built in 1930

## Essential Information

MLS® #	SN25052758
Price	\$465,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,308
Acres	0.21
Year Built	1930
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Alisha Fickert
Listing Office	Keller Williams Realty Chico Area

## Community Information

Address	297 10th Avenue
Subdivision	N/A
City	Chico
County	Butte
Zip Code	95926

## Amenities

Parking Spaces	1
Parking	Garage, RV Access/Parking
# of Garages	1

Garages	Garage, RV Access/Parking
View	Neighborhood
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

## Exterior

Exterior	Wood Siding
Lot Description	Back Yard, Corner Lot, Level, Street Level, Yard, Front Yard, Garden, Landscaped, Lawn, TwoToFiveUnitsAcre
Windows	Blinds, Double Pane Windows, Screens, Garden Window(s), Skylight(s)
Roof	Composition
Construction	Wood Siding

## Interior

Interior Features	Ceiling Fan(s), Recessed Lighting, Walk-In Closet(s), Breakfast Bar, Built-in Features, Crown Molding, Dressing Area, Granite Counters, Pantry, Workshop
Appliances	Dishwasher, Free-Standing Range, Disposal, Gas Range, Microwave, Refrigerator, Range Hood, Tankless Water Heater, Water To Refrigerator
Heating	Forced Air
Cooling	Central Air, Whole House Fan
Fireplaces	None
# of Stories	1
Stories	Two

## School Information

District	Chico Unified
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## Additional Information

Date Listed	April 3rd, 2025
Days on Market	4
Zoning	R1
Short Sale	N
RE / Bank Owned	N

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