

# \$705,000 - 3222 Gibson, Chico

MLS® #SN25062502

**\$705,000**

4 Bedroom, 3.00 Bathroom, 2,204 sqft

Residential on 0 Acres

N/A, Chico,

This stunning Sycamore Creek home on the north side of Chico sits right beside the nature preserve, with direct access to bike paths leading to Upper Bidwell Park. With beautiful curb appeal, low-maintenance landscaping, and charming flagstone paths to the front door, this home is as inviting as it is elegant. Step inside to a thoughtfully designed, upgraded interior featuring high ceilings and an open floor plan that enhances the sense of space. The living room, kitchen, and dining area seamlessly flow together, creating the perfect environment for both everyday living and entertaining. The kitchen is gorgeous, showcasing a large island with bar-top seating, granite countertops, a travertine tile backsplash, and stainless steel appliances. Tray ceilings add a touch of sophistication, while the living room boasts custom solid maple built-ins. Designed with a desirable split floor plan, this home includes a guest bedroom and full bathroom, along with an office featuring French doors—an ideal space for remote work or an easy conversion into a fourth bedroom. The primary suite is an expansive retreat with private access to the backyard, a walk-in closet, and an ensuite bathroom featuring a gorgeous walk-in shower and a dual-sink vanity with granite countertops. A junior suite with its own private bathroom adds even more flexibility and convenience. The backyard is a peaceful haven, complete with a covered patio, custom pavers that extend the outdoor living space,



and pet-friendly turf for easy maintenance. Additional features include plantation shutters throughout, a whole-house fan, holiday outlets, and a spacious 3-car garage. Enjoy the incredible outdoor lifestyle this location offers, with trails leading to Hancock Park, Wildwood Park, and Upper Bidwell Park—perfect for hiking, mountain biking, and horseback riding. Situated in a wonderful neighborhood, this home is a true gem. Don't miss this opportunity!

Built in 2018

## Essential Information

MLS® #	SN25062502
Price	\$705,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,204
Acres	0.16
Year Built	2018
Type	Residential
Sub-Type	Single Family Residence
Style	Traditional
Status	Closed
Listing Agent	Rick Sufuentes
Listing Office	Parkway Real Estate Co.

## Community Information

Address	3222 Gibson
Subdivision	N/A
City	Chico
County	Butte
Zip Code	95973

## Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
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Parking Spaces	3
Parking	Garage, Door-Multi
# of Garages	3
Garages	Garage, Door-Multi
View	Neighborhood
Pool	None

## Exterior

Lot Description	Back Yard, Front Yard, Landscaped, Yard, Walkstreet
Windows	Double Pane Windows, Plantation Shutters
Roof	Composition

## Interior

Interior	Laminate
Interior Features	Breakfast Bar, Built-in Features, Ceiling Fan(s), Open Floorplan, Recessed Lighting, All Bedrooms Down, Bedroom on Main Level, Main Level Primary, Walk-In Closet(s), Granite Counters, Primary Suite, Separate/Formal Dining Room, Tray Ceiling(s)
Appliances	Gas Cooktop, Disposal, Gas Oven, Microwave, Refrigerator, Water Heater
Heating	Central
Cooling	Central Air, Whole House Fan
Fireplaces	None
# of Stories	1
Stories	One

## School Information

District	Chico Unified
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## Additional Information

Date Listed	March 23rd, 2025
Days on Market	29
Short Sale	N
RE / Bank Owned	N

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