

# \$990,000 - 79 Alm Bluffs Drive, Chico

MLS® #SN25085839

**\$990,000**

5 Bedroom, 5.00 Bathroom, 3,733 sqft

Residential on 3 Acres

N/A, Chico,

Welcome to this truly exceptional custom home nestled on 3 acres above Butte Creek. This 5-bed, 5-bath estate offers 3,733 sq ft of artfully crafted living space that blends seamlessly into its oak forest surroundings.

Built in 1990 and thoughtfully updated throughout, this home is a rare combination of design, nature, and comfort. From the moment you arrive, you're greeted by a detached garage featuring an EV charging station and a converted art studio, all perched above the main residence. The exterior is a masterpiece in itself, wrapped in redwood with a pure copper roof and owned solar for modern sustainability. Custom metalwork, Colorado flagstone paths, and a stunning walnut front door set the tone for the craftsmanship throughout the property. Inside, expansive windows and sliding doors draw you into panoramic views of the canyon, Butte Creek, and your private pool & spa. Natural light pours through skylights on both levels, enhancing the open and airy design. The heart of the home is a chef's galley kitchen, fully remodel with custom Sapele wood cabinetry, dual dishwashers, a touchless faucet, 5-burner Zephyr electric stove, and an elegant bar, perfect for entertaining in style. All 5 bedrooms are located upstairs, w/ the primary offering breathtaking views, a spacious closet, and a spa-like bathroom. Enjoy the luxurious walk-in shower, double vanity w/ updated lighting, and heated towel racks—every detail considered for comfort. Additional interior features include



a cozy wood-burning fireplace, large indoor laundry room, and split HVAC systems for year-round comfort. Step outside to experience a nature loverâ€™s paradise. The two-lane lap pool includes a 66-foot swim lane for serious swimmers and a 10-foot â€œMargaritavilleâ€• section for relaxingâ€"all set against canyon views and a sprawling flagstone deck for entertaining. Thereâ€™s also a pool house, outdoor shower, and endless skies for stargazing. This property is also a haven for wildlife. Red-tailed hawks, herons, quail, owls, and even bald eagles make regular appearances. A resident osprey pair nests just below the home each spring. Located just minutes from Chico, the home offers the rare opportunity to live in luxurious harmony with nature. This home isnâ€™t just a place to liveâ€"itâ€™s a lifestyle, a sanctuary, and an experience.

Built in 1990

## Essential Information

MLS® #	SN25085839
Price	\$990,000
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,733
Acres	3.00
Year Built	1990
Type	Residential
Sub-Type	Single Family Residence
Style	Mediterranean
Status	Closed
Listing Agent	Barbara Weibel
Listing Office	Coldwell Banker Select Real Estate

## Community Information

Address 79 Alm Bluffs Drive  
Subdivision N/A  
City Chico  
County Butte  
Zip Code 95928

## Amenities

Amenities Water  
Utilities Electricity Available, Propane, Water Available  
Parking Spaces 2  
Parking Driveway, Garage, Driveway Down Slope From Street  
# of Garages 2  
Garages Driveway, Garage, Driveway Down Slope From Street  
View Neighborhood, Trees/Woods, Valley  
Waterfront Creek  
Has Pool Yes  
Pool In Ground, Private  
Security Smoke Detector(s)

## Exterior

Exterior Redwood Siding  
Lot Description Irregular Lot  
Windows Blinds, Skylight(s)  
Roof See Remarks  
Construction Redwood Siding

## Interior

Interior Features Separate/Formal Dining Room, High Ceilings, All Bedrooms Up, Primary Suite, Balcony, Beamed Ceilings, Built-in Features, Galley Kitchen, Living Room Deck Attached, Storage, Sunken Living Room, Track Lighting, Unfurnished  
Appliances Dishwasher, Microwave, Refrigerator, Washer, Water Heater  
Heating Central, Forced Air, Humidity Control, Wood Stove  
Cooling Central Air, Dual  
Fireplace Yes  
Fireplaces Living Room, Insert, Wood Burning Stove  
# of Stories 2  
Stories Two

## School Information

District Chico Unified

## Additional Information

Date Listed April 18th, 2025

Days on Market 104

Zoning SR3

Short Sale N

RE / Bank Owned N

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