

\$530,000 - 788 Marcia Court, Chico

MLS® #SN25104970

\$530,000

4 Bedroom, 2.00 Bathroom, 1,630 sqft

Residential on 0 Acres

N/A, Chico,

Welcome to your hidden gem in North Chico! Tucked at the end of a peaceful cul-de-sac lined with long-time owner-occupied homes, this beautifully maintained property radiates pride of ownership from the moment you arrive. Step inside and you'll find an open, airy floor plan filled with charm and thoughtful details. The front living room is a warm and inviting space, where natural light pours throughout a large bay window that frames the views of the side yard. A cozy gas fireplace and built-in entertainment center anchor the room, making it the perfect spot to unwind or gather with friends. The heart of the home is the kitchen and dining area, where vaulted ceilings create a space that feels both spacious and inviting. The kitchen offers rustic red tile flooring and a unique mix of Corian, butcher block, and white tile countertops that bring texture and functionality to the space. Matching white appliances, including a gas range and microwave hood, along with ample cabinetry and a lazy Susan, ensure everything has its place. There's bar top seating for casual dining, and the adjoining dining space is filled with natural light, featuring French doors with custom screen doors that open to the backyard breeze. Floating blonde oak wood floors run through the dining room, hallways, and all bedrooms, adding continuity and elegance throughout the home. Three of the bedrooms are well-sized, offering plenty of room to relax or personalize, while the fourth makes a wonderful office or creative space,



perfectly cozy with natural light streaming in. The hall bath features tile floors, half-wall tile, a walk-in shower, and a pedestal sink. The primary suite boasts a large triple-door closet, sliding door access to the backyard, and an ensuite with a jetted tub/shower, allowing you a space to escape and unwind. Step into the backyard and you'll discover an oasis that's been lovingly curated over the years. Multiple concrete patios provide plenty of room for entertaining, while a koi pond with Japanese garden arches offers a tranquil retreat. An abundance of fruit and flowering trees - fig, kumquat, apricot, peach, cherry, and more - create a lush sanctuary that's both beautiful and functional. A sunshade over the back door, a dedicated RV Parking space, and a shed round out the outdoor features. Come see the magic for yourself, this one won't last!

Built in 1980

Essential Information

MLS® #	SN25104970
Price	\$530,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,630
Acres	0.28
Year Built	1980
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Nichole Stadler
Listing Office	eXp Realty of California, Inc.

Community Information

Address	788 Marcia Court
Subdivision	N/A

City Chico
County Butte
Zip Code 95973

Amenities

Utilities Electricity Connected, Natural Gas Connected, Water Connected
Parking Spaces 2
Parking Door-Single, Driveway, Garage, Direct Access, Driveway Up Slope From Street, Garage Door Opener, Garage Faces Front, Oversized, Paved, RV Access/Parking
of Garages 2
Garages Door-Single, Driveway, Garage, Direct Access, Driveway Up Slope From Street, Garage Door Opener, Garage Faces Front, Oversized, Paved, RV Access/Parking
View Neighborhood
Pool None
Security Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior Stucco
Exterior Features Koi Pond, Lighting, Rain Gutters
Lot Description Back Yard, Cul-De-Sac, Yard, Drip Irrigation/Bubblers, Front Yard, Garden, Landscaped, Lawn, Near Public Transit, Sloped Up, Sprinklers In Front, Sprinklers In Rear, Sprinklers Timer, Sprinkler System
Windows Blinds, Double Pane Windows, Garden Window(s), Screens
Roof Composition
Construction Stucco
Foundation Slab

Interior

Interior Tile, Wood, Carpet
Interior Features Ceiling Fan(s), Separate/Formal Dining Room, High Ceilings, Bedroom on Main Level, Main Level Primary, Breakfast Bar, Built-in Features, Primary Suite, Solid Surface Counters, Storage
Appliances Dishwasher, Range Hood, Disposal, Free-Standing Range, Self Cleaning Oven, Vented Exhaust Fan, Water Heater, Water To Refrigerator
Heating Central, Natural Gas, Fireplace(s)
Cooling Central Air
Fireplace Yes
Fireplaces Living Room, Gas, Raised Hearth

# of Stories	1
Stories	One

School Information

District	Chico Unified
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Additional Information

Date Listed	February 25th, 2025
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Days on Market	6
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Zoning	R1
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Short Sale	N
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RE / Bank Owned	N
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