

# **\$12,500 - 13947 Carver Drive, Magalia**

MLS® #SN25116193

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**\$12,500**

0 Bedroom, 0.00 Bathroom,  
Land on 0 Acres

N/A, Magalia,

AN IDEAL & LEVEL .23-ACRE LOT!! This level property is level and ready for your dream home with an existing septic system (unknown condition), plus power & water at property just waiting to reconnect to your new home! Beauty surrounds this property as it is close to the disk golf course with paved walking trails and the beautiful green space at the Magalia Community Park down the street. There is also abundant wildlife such as deer and wild turkey sharing the open space around the neighborhood. It offers great development potential, with a driveway already in place as well as a front fence & existing trees framing the front yard. The neighborhood boasts a mix of new and established homes, lending it that unique mountain charm. Moreover, the property is conveniently located less than a mile away from a grocery store, various shopping options, the post office, and dining establishments. It also offers a quick and easy commute via Skyway to both Paradise and Chico. For outdoor enthusiasts, this lot is a short drive from recreational opportunities such as fishing, water sports, and adventure in Paradise Lake, DeSabra Lake, Lake Oroville Marina, or the Feather River. The property's inclusion in the Paradise Pines Property Owners Association enhances its appeal & charm, offering access to amenities such as pickleball and bocce ball courts, a children's playground, hiking trails, a swimming pool and spa, a clubhouse with meeting rooms and a library, dual event centers with fully equipped



kitchens, and a bar and lounge for special events and community gatherings. This lot represents the opportunity you've been seeking!

**Essential Information**

MLS® #	SN25116193
Price	\$12,500
Bathrooms	0.00
Acres	0.23
Type	Land
Status	Closed
Listing Agent	Rhonda Maehl
Listing Office	Century 21 Select Paradise

**Community Information**

Address	13947 Carver Drive
Subdivision	N/A
City	Magalia
County	Butte
Zip Code	95954

**Amenities**

Utilities	Cable Available, Electricity Available, Phone Available, Propane, Underground Utilities, Water Available
View	Mountain(s), Neighborhood, Trees/Woods
Waterfront	Reservoir in Community

**Exterior**

Lot Description	Back Yard, Front Yard, Level
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**Additional Information**

Date Listed	May 28th, 2025
Days on Market	201
Zoning	RT1
Short Sale	N
RE / Bank Owned	N

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