

# **\$775,000 - 11576 Meridian Road, Chico**

MLS® #SN25116656

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## **\$775,000**

3 Bedroom, 3.00 Bathroom, 2,316 sqft  
Residential on 2 Acres

N/A, Chico,

Welcome to your dream retreat! Nestled on a serene 2-acre property, this beautifully maintained custom 3-bedroom, 2.5-bath home offers the perfect blend of comfort, functionality, and country living. Featuring a spacious den, this home provides ample room for both relaxation and work-from-home flexibility.

Enjoy the convenience of new carpet, a new dishwasher, and a new sprinkler system, adding fresh touches throughout the home. The open layout and thoughtful design create a warm, inviting atmosphere ideal for everyday living and entertaining.

Outside, the property is a true gem for horse lovers and hobbyists alike. It includes a horse barn, has been recently fully fenced, and boasts a brand-new shed for all your storage needs. A small ADU (Accessory Dwelling Unit) with upgraded electrical provides fantastic potential for guests, a rental, or studio space. A carport offers additional covered parking or workspace.

Whether you're seeking a peaceful homestead, an equestrian property, or room to grow, this unique home offers it all — with "and much more" waiting to be discovered in person. Just a short drive to Downtown Chico, Chico State, and all of your favorite places to dine and shop.



Donâ€™t miss this rare opportunity â€“  
schedule your private tour today!

Built in 2011

**Essential Information**

MLS® #	SN25116656
Price	\$775,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,316
Acres	2.14
Year Built	2011
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Suzanne Peters
Listing Office	EXP Realty of Northern California, Inc.

**Community Information**

Address	11576 Meridian Road
Subdivision	N/A
City	Chico
County	Butte
Zip Code	95973

**Amenities**

Parking Spaces	2
# of Garages	2
View	Orchard
Pool	None

**Exterior**

Lot Description	TwoToFiveUnitsAcre
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**Interior**

Interior Features	Jack and Jill Bath, Primary Suite
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Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Gas
# of Stories	1
Stories	One

## School Information

District	Chico Unified
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## Additional Information

Date Listed	May 25th, 2025
Days on Market	2
Zoning	A10
Short Sale	N
RE / Bank Owned	N

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