

\$925,000 - 5 Catalina Point Road, Chico

MLS® #SN25147375

\$925,000

3 Bedroom, 3.00 Bathroom, 3,261 sqft
Residential on 0 Acres

N/A, Chico,

Experience a resort lifestyle in your own backyard! This rare lakefront home has been remodeled and upgraded to embrace this unique tranquil setting. Your private dock jets out into the water oasis. Enjoy peaceful walks around the lake or immerse yourself in water activities like canoeing, kayaking, fishing, paddle boarding, or take your pontoon boat for a pleasurable sunset cocktail cruise around the islands in the lake. Geese and majestic migratory birds grace the view along with turtles, otters, and other wildlife. Located in California Park, it offers endless walking trails, a picnic and play area, and beachfront settings to enjoy with your family, or you can walk or bike to Bidwell Park. Step inside to an elegant formal living room and dining room - perfect for entertaining in style! The gas fireplace is encased floor to ceiling in travertine tile. Three large sliding glass doors seamlessly merge the interior with the serene, spacious lakeside deck, creating an ideal outdoor dining and entertaining setting. The Hot Springs Spa is sunken into the deck to add to the relaxing, resort-like feel. The updated kitchen has custom white cabinetry, specialty lighting, granite countertops with glass tile backsplash, and quality stainless steel appliances. The private deck off the dining room offers a quiet space to enjoy a book with your morning coffee. A curved hallway leads to a welcoming downstairs bedroom where sunlight streams through the bay windows and delicate roses peek in from the garden. Upstairs, the primary



suite features an elegant coffered ceiling, large bay windows, and a slider to a balcony overlooking the lake views. Your en-suite bath offers abundant natural light and features a dual sink vanity with granite countertops, two spacious walk-in closets, a spa-like tiled shower with multiple shower heads, and a jetted tub for true relaxation. The versatile second upstairs bedroom has its en-suite bath with a walk-in tiled shower. This generous room can easily accommodate two beds, making it ideal for guests or family. Alternatively, it can be transferred into an executive office or dedicated as an exercise room. Other upgrades include a whole-house water filtration system, custom blackout blinds, and two newer HVAC systems. This home is not just a residence; it's a gateway to a lifestyle defined by outdoor recreation, adventure, natural beauty, and peaceful serenity. It is truly the home you deserve!

Built in 1992

Essential Information

MLS® #	SN25147375
Price	\$925,000
Bedrooms	3
Bathrooms	3.00
Full Baths	1
Square Footage	3,261
Acres	0.15
Year Built	1992
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Becky Williams
Listing Office	Keller Williams Realty Chico Area

Community Information

Address 5 Catalina Point Road

Subdivision	N/A
City	Chico
County	Butte
Zip Code	95928

Amenities

Amenities	Picnic Area, Playground, Trail(s)
Parking Spaces	2
Parking	Garage
# of Garages	2
Garages	Garage
View	Lake
Waterfront	Dock Access
Pool	None

Exterior

Lot Description	Lawn
Roof	Metal

Interior

Interior Features	Multiple Primary Suites, Walk-In Closet(s), Loft
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Living Room
# of Stories	2
Stories	Two

School Information

District	Chico Unified
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Additional Information

Date Listed	July 3rd, 2025
Days on Market	18
Zoning	R1
Short Sale	N
RE / Bank Owned	N

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