

\$449,000 - 2357 Moyer Way, Chico

MLS® #SN25184952

\$449,000

3 Bedroom, 2.00 Bathroom, 1,434 sqft

Residential on 0 Acres

N/A, Chico,

First time on the market, and it's a gem! 2357 Moyer Way has been lovingly cared for by the same owner since it was built in 1989, and it shows. Nestled in one of Chico's most desirable pockets, this home sits on a peaceful street just minutes from Lindo Channel, Chico State University, downtown's restaurants and shops, and everyday conveniences. It's the kind of neighborhood where you feel tucked away, yet you're never far from where you need to be. Step inside and you're greeted by a bright, inviting living room where sunlight pours through large windows, casting a warm glow across the space. The kitchen, perfectly placed just off the dining area, makes mealtime effortless, whether it's a quick breakfast before heading out or a lingering dinner with friends while looking out over the lush backyard. Down the hall, you'll find three spacious bedrooms, each offering comfort and flexibility. The primary suite is the crown jewel, a private retreat with vaulted ceilings, two separate closets, an en-suite bath, and direct access to the backyard so you can step outside with your morning coffee or enjoy a quiet evening under the stars. The front and backyards are beautifully landscaped for easy upkeep, giving you more time to enjoy them. The backyard is a serene escape, ideal for weekend BBQs, unwinding after a long day, or simply soaking in the peace and privacy of your own outdoor space. Whether you're searching for your first home, your



forever home, or a low-maintenance investment property, 2357 Moyer Way offers a rare combination of care, comfort, and location. Homes like this don't come along often. Come see why this one has been cherished for over three decades.

Built in 1989

Essential Information

MLS® #	SN25184952
Price	\$449,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,434
Acres	0.15
Year Built	1989
Type	Residential
Sub-Type	Single Family Residence
Status	Closed
Listing Agent	Stacy Clark
Listing Office	Thrive Real Estate Company

Community Information

Address	2357 Moyer Way
Subdivision	N/A
City	Chico
County	Butte
Zip Code	95926

Amenities

Utilities	Electricity Connected, Sewer Connected, Water Connected
Parking Spaces	4
Parking	Direct Access, Door-Single, Driveway, Garage Faces Front, Garage, Garage Door Opener, Paved
# of Garages	2
Garages	Direct Access, Door-Single, Driveway, Garage Faces Front, Garage, Garage Door Opener, Paved

View	Neighborhood, Trees/Woods
Pool	None
Security	Carbon Monoxide Detector(s), Smoke Detector(s)

Exterior

Exterior Features	Lighting, Rain Gutters
Lot Description	Back Yard, Drip Irrigation/Bubblers, Front Yard, Sprinklers In Front, Lawn, Landscaped, Level, Near Public Transit, Rectangular Lot, Sprinklers Timer, Sprinkler System, Yard
Windows	Double Pane Windows, Screens
Roof	Composition
Foundation	Slab

Interior

Interior	Carpet, Laminate, Tile
Interior Features	Ceiling Fan(s), Eat-in Kitchen, High Ceilings, Storage, Primary Suite, Tile Counters
Appliances	Electric Oven, Electric Range, Free-Standing Range, Disposal, Refrigerator, Self Cleaning Oven, Vented Exhaust Fan, Water Heater, Electric Water Heater
Heating	Central
Cooling	Central Air
Fireplaces	None
# of Stories	1
Stories	One

School Information

District	Chico Unified
----------	---------------

Additional Information

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

Based on information from California Regional Multiple Listing Service, Inc. as of January 28th, 2026 at 7:26am PST. This information is for your personal, non-commercial use and may not be used for any purpose other than to identify prospective properties you may be interested in purchasing. Display of MLS data is usually deemed reliable but is NOT guaranteed accurate by the MLS. Buyers are responsible for verifying the accuracy of all information and should investigate the data themselves or retain appropriate professionals. Information from sources other than the Listing Agent may have been included in the MLS data. Unless otherwise specified in writing, Broker/Agent has not and will not verify any information obtained from other sources. The Broker/Agent providing the information contained herein may or

may not have been the Listing and/or Selling Agent.