

# Residential For Sale

1,840 Sqft - 15171 SiwiniRoad, Forest Ranch,  
California, 95942



## Basic Details

Status:	Active
Listing Type:	For Sale
Property Type:	Residential
Property SubType:	Single Family Residence
Price:	\$475,000
Price Per Square Foot:	\$258
Square Footage:	1,840 Sqft
Lot Area:	5.21 Sqft
Year Built:	1980
View:	Mountain(s)
Bedrooms:	3
Bathrooms:	2
Bathrooms (Full):	2
Country:	US
State:	California
County:	Butte
City:	Forest Ranch
Zipcode:	95942
Listing ID:	SN25067717

## Features

✓ View:	Panoramic, Hills, Trees/woods
Association:	0
Senior Community:	0
✓ Common Walls:	No Common Walls
Stories:	2
✓ Community Features:	Rural, Foothills
✓ Pool:	Fenced, Private, Above ground
✓ Parking:	10.00
✓ Parking:	Gated, Driveway, Rv Potential, Driveway Down Slope From Street, Rv Access/parking, Gravel, Rv Hook-ups
Spa:	1
✓ Fireplace:	Free standing, See remarks, Dining room, Kitchen, Wood Burning
✓ Lot Features:	Back Yard, Front Yard, Sprinkler System, Sprinklers Drip System, Corners Marked, Garden, Sloped Down, Treed Lot

✓	Fence:	Wood, Partial, Livestock
✓	Security:	Automatic gate, Carbon monoxide detector(s), Smoke Detector(s)
✓	Patio:	Deck, Covered, Wood
✓	Electric:	220 Volts In Laundry
✓	Inclusions:	Cabinets

## Entry Level: 1

✓	Laundry:	Inside, Washer Hookup, Common Area, Propane Dryer Hookup
✓	Room Type:	Formal Entry, Living Room, Loft, Walk-in Closet, Kitchen, Workshop, Walk-in Pantry, Main Floor Bedroom, Utility Room, Main Floor Primary Bedroom, Primary Suite, Primary Bathroom, Primary Bedroom
✓	Roofing:	Composition
✓	Flooring:	Wood, Carpet
✓	Window Features:	Double Pane Windows, Screens, Blinds
✓	Entry Location	
✓	Spa Construction:	Private
✓	Foundation Details:	Concrete Perimeter
✓	Exterior Features:	Lighting, Rain Gutters, Satellite Dish
✓	Interior Features:	Built-in Features, Crown Molding, High Ceilings, Open Floorplan, Pantry, Recessed Lighting, Wainscoting, Wired For Sound, Ceiling Fan(s), Granite Counters, Living Room Deck Attached, Storage

## Main Level 2

### Bathrooms:

Main Level Bedrooms:	2
✓ Heating System:	Central, Wood stove, Propane
✓ Cooling System:	Evaporative Cooling
✓ Utilities:	Electricity Connected, Propane
✓ Water Source:	Private, Well
✓ Sewer:	Conventional Septic
✓ Appliances:	Dishwasher, Disposal, 6 Burner Stove, Refrigerator, Convection Oven, Range Hood, Water Line To Refrigerator, Vented Exhaust Fan, Propane Oven, Free-standing Range, Propane Range, Water Heater, Energy Star Qualified Appliances
✓ Accessibility Features:	32 Inch Or More Wide Doors, 36 Inch Or More Wide Halls, Ramp - Main Level

MLS Addon

Zoning:	TM10
Parcel Number:	063040051000
Lot Size Square Feet:	226,947.60 Sqft
✓ Exclusions:	Tv Swivel Stand, Washer / Dryer [negotiable], Upstairs Desks [negotiable], Hoist In Shop [negotiable], Built-in Dresser & Nightstands In Primary [negotiable]

TaxAnnualAmount:	\$0
✓ RoomKitchenFeatures:	Granite Counters, Walk-in Pantry, Built-in Trash/recycling
✓ RoomBathroomFeatures:	Shower, Bathtub, Walk-in Shower, Exhaust Fan(s),

Linen Closet/storage

High School: **Arlington**

High School 2: **Arling**

Middle Or Junior School: **Miller**

High School District: **Chico Unified**

Levels: **Two**

✓ EatingArea: Dining Room, Breakfast Counter / Bar, Separated

Taxes: **\$0**

✓ OtherStructures: Shed(s), Workshop, Barn(s)

Guest House SqFt: **0 Sqft**

Approx Lot SqFt: **0 Sqft**

✓ Special Listing Conditions: Standard

## Agent [Info](#)



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