

# \$850,000 - 11417 Gold Hill Court, Gold River

MLS® #223072160

## \$850,000

3 Bedroom, 2.00 Bathroom, 2,000 sqft  
Residential on 0.28 Acres

N/A, Gold River, CA

Highly sought after SINGLE LEVEL Powell home tucked away at the end of a cul-de-sac with a private resort style backyard. Large lot with mature trees and beautiful landscaping, outdoor kitchen with BBQ, and sparkling pool is perfect for entertaining with family and friends. Kitchen has stainless steel appliances and granite counter tops, formal living and dining rooms with vaulted ceiling, spacious primary suite overlooking the backyard with walk-in closet and double sinks. There is also a three car garage with a Tesla charger. Close proximity to the river, trails, restaurants and easy access to HWY 50!



Built in 1984

## Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | 223072160               |
| Sale Price     | \$860,000               |
| Listed Price   | \$850,000               |
| Bedrooms       | 3                       |
| Bathrooms      | 2.00                    |
| Full Baths     | 2                       |
| Square Footage | 2,000                   |
| Acres          | 0.28                    |
| Year Built     | 1984                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |

## Community Information

|             |                       |
|-------------|-----------------------|
| Address     | 11417 Gold Hill Court |
| Area        | 10670                 |
| Subdivision | N/A                   |
| City        | Gold River            |
| County      | Sacramento            |
| State       | CA                    |
| Zip Code    | 95670-7219            |

### **Amenities**

|              |   |
|--------------|---|
| Utilities    | Natural Gas Connected                           |
| Parking      | Attached,Garage Door Opener,Garage Facing Front |
| # of Garages | 3   |
| Has Pool     | Yes   |
| Pool         | Built-In,On Lot                                 |

### **Interior**

|                 |  |
|-----------------|--|
| Appliances      | Built-In Gas Range,Dishwasher,Disposal |
| Heating         | Central,Natural Gas                    |
| Cooling         | Ceiling Fan(s),Central                 |
| Fireplace       | Yes                                    |
| # of Fireplaces | 1                                      |
| Fireplaces      | Brick,Family Room,Wood Burning         |

### **Exterior**

|                 |            |
|-----------------|------------|
| Lot Description | Cul-De-Sac |
| Roof            | Metal      |
| Construction    | Frame,Wood |
| Foundation      | Slab       |

### **School Information**

|            |                  |
|------------|------------------|
| District   | San Juan Unified |
| Elementary | San Juan Unified |
| Middle     | San Juan Unified |
| High       | San Juan Unified |

### **Lot Information**

|               |                |
|---------------|----------------|
| Septic Fields | In & Connected |
| Water         | Meter on Site  |

### **Additional Information**

|                |                   |
|----------------|-------------------|
| Date Sold      | August 16th, 2023 |
| Zoning         | SPA               |
| HOA Fees       | 265               |
| HOA Fees Freq. | Monthly           |

## **Listing Details**

|                |                   |
|----------------|-------------------|
| Listing Office | Lyon RE Fair Oaks |
|----------------|-------------------|

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Listing information last updated on May 18th, 2024 at 7:33pm PDT

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