



27870 Soldier Mt. Road, Fall River Mills, CA 96028

MLS #21-3789

Wonderful home on 5 acres. Covered front and back porches, wrap around 3 sides. Open floor plan with living room opening to dining and kitchen with gas range, stainless refrigerator and large island. Slider off dining area to back deck. Master suite is downstairs, with dual sinks, soaking tub, shower and walk in closet. 1/2 bath for guests under stairs. Two bedrooms upstairs with family room between. Laundry and full bath. Large detached 2 car garage with storage space. Low maintenance yard, all natural. Ready for your landscaping ideas or leave as it is. Fenced in back yard. Great quiet neighborhood.

#### Address Information

Cross Street	McArthur Road	County	Shasta
Latitude	41.088087	Longitude	-121.519648

#### Property Description

Type	Single Family	Property Type	Residential
Property	....Please Select....	Listing Type	Please Select
Scope of Service	Please Select	Area	....Please Select....
List Price	400,000	Subdivision	....Please Select
Parcel Number	016-510-006	Realtor.com Type	Residential - Single Family
Lot Dim or Acres	5	Acres Range	....Please Select....
Yr Blt Description	....Please Select....	Approx. SqFt.	2,268
Total Bedrooms	3	Total Bathrooms	3
Total Full Baths	2	Total Half Baths	1
Rented	....Please Select....		

#### Remarks

Directions In Fall River Mills, turn onto Glenburn road, right at stop sign, left onto McArthur Road, left onto Soldier Mountain Road. 2nd drive to left.

#### Contract Information

Status	Pending	List Date	08/09/2021
Exp Date	08/09/2022	Status Change Date	08/12/2021
Days On Market	32	Original List Price	400,000
Under Contract Date	08/12/2021	Commission SO	3
Commission SO Type	%	Spec Comm See Rem	No

#### Agent/Office Information

Listing Office	CALIFORNIA OUTDOOR PROPERTIES-FALL RIVER 202503521 Office: 530-336-6869 Fax: 530-336-6226 CalDRE: 01838294 <a href="http://californiaoutdoorproperties.com">http://californiaoutdoorproperties.com</a>	Selling Office	CALIFORNIA OUTDOOR PROPERTIES-FALL RIVER 202503521
Listing Member	DONNA UTTERBACK CalDRE: 01199200 Office: 530-336-6869 Home: 530-336-6638 Cell Phone: 530-604-0700 <a href="http://californiaoutdoorproperties.com">http://californiaoutdoorproperties.com</a>	Selling Member	DONNA UTTERBACK



**DONNA UTTERBACK**  
**CALIFORNIA OUTDOOR PROPERTIES-FALL RIVER**  
P.O. Box 535  
43603 Hiway 299 East  
Fall River Mills, CA 96028  
530-336-6869  
[fallriverproperties@frontiernet.net](mailto:fallriverproperties@frontiernet.net)  
<http://californiaoutdoorproperties.com>  
CalDRE: 01199200

#### Details

<b>How to Show:</b>	By Appointment; Sign Req. Sntrlck: No; Location: front door; LBX Notice in Doc's: Yes; Cmbntn Box: Yes
<b>Lockbox:</b>	
<b>SELM Filed on Listing:</b>	Filed on Listing: No
<b>Dining:</b>	Breakfast Bar; Dining Area; Country
<b>Style:</b>	Craftsman
<b>Lot Description:</b>	Level
<b>Story:</b>	Two
<b>Lot Type:</b>	Country; Horse
<b>Roof:</b>	Comp
<b>Exterior:</b>	Other
<b>Pool:</b>	None
<b>View:</b>	Wooded
<b>Bath:</b>	Mstr Dbl Sinks; Mstr Garden; Garden; Separate Bathtub; Stall; Mstr Seprt Bathtub; Mstr Stall
<b>Parking:</b>	Not Assigned; Oversized Parking; # Detached Garage: 2; Oversized Garage
<b>Additional Rooms:</b>	Family Room; Laundry Room
<b>Fireplace:</b>	Fireplace: Propane; Living Room
<b>Floors:</b>	Laminate; Vinyl; Wall to Wall Carpet
<b>Kitchen:</b>	Counter Tops: Solid Surface; Dishwasher; Fuel Source: Propane; Range/Oven; Refrigerator; Island
<b>Misc. Amenities:</b>	1st Floor Bathroom; 1st Floor Bedroom; Laundry: Washer & Dryer Included; Antenna/Dish; Master Bedroom Suite; Door 36'; Dual Pane Windows; Smoke Detector; Split Bedroom Plan; Window Covering; Gutters: None; Patio: Deck-Other; High Speed Internet
<b>Foundation:</b>	Raised
<b>Bonds:</b>	HOA: None
<b>Ownership:</b>	Seller
<b>Heat:</b>	Electric; Other
<b>Electric:</b>	Public; Pacific Gas & Electric
<b>Cable:</b>	None Available
<b>Cool:</b>	None
<b>Waste:</b>	Septic
<b>Water:</b>	Well: Single User
<b>Available Terms:</b>	All Cash to Seller; Cash to New Loan
<b>Possession:</b>	Close of Escrow
<b>Solar:</b>	Solar: No
<b>Road:</b>	Gravel