

# \$439,990 - 6825 S Old Farm Ave, Meridian

MLS® #98953621

## \$439,990

3 Bedroom, 2.00 Bathroom, 1,694 sqft  
Residential on 0.12 Acres

Memory Ranch, Meridian, ID

Fall in Love with Low Rates! Promotional rate as low as 2.99%. Ask a Sales Specialist for details! Feel enriched in your brand new home located in Meridian, Idaho! Live your best single level life in the Bennett 1694! Enter inside to discover a very flexible layout with the kitchen, living room, and primary suite all at the rear of the home, making it easy to forget the world outside exists. The kitchen comes with stainless steel appliances and stylish solid surface countertops, adding both functionality and aesthetics to the kitchen. Recharge as you soak up a double dose of vitamin D from the large living room windows. Spill onto the back patio to enjoy fresh air and perfect Idaho weather. The primary suite feels like a true oasis, tucked away on the opposite end of the home from the other bedrooms for added privacy. The flex room offers you an additional living space to work, play, or unwind, making it easy to adjust the home to fit your needs. Photos are of the actual home!

Built in 2025

### Essential Information

MLS® #	98953621
Price Per SQFT	\$260
Bedrooms	3
Bathrooms	2.00
Square Footage	1,694
Acres	0.12



Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Status	Active

### Community Information

Address	6825 S Old Farm Ave
Area	Kuna - 1100
Subdivision	Memory Ranch
City	Meridian
County	Ada
State	ID
Zip Code	83642
Builder	CBH Homes

### Amenities

Utilities	Sewer Connected
Parking Spaces	2
Parking	Attached
# of Garages	2
Has Pool	Yes
Pool	Community, In Ground
Golf Course	N
Virtual Tour	<a href="https://my.matterport.com/show/?m=3YUQv7eeZjy&amp;mls=1">https://my.matterport.com/show/?m=3YUQv7eeZjy&amp;mls=1</a>

### Interior

Interior Features	Bath-Master, Bed-Master Main Level, Rec/Bonus, Breakfast Bar, Pantry, Kitchen Island, Solid Surface Counters
Appliances	Gas Water Heater, Dishwasher, Disposal, Oven/Range Freestanding
Heating	Forced Air, Natural Gas
Cooling	Central Air
Stories	One
Primary On Main	Yes

### Exterior

Lot Description	Sm Lot 5999 SF, Sidewalks, Auto Sprinkler System, Full Sprinkler System, Pressurized Irrigation Sprinkler System, Irrigation Sprinkler System
Roof	Composition

**School Information**

District	Kuna School District #3
Elementary	Crimson Point
Middle	Kuna
High	Kuna

**Additional Information**

Date Listed	July 7th, 2025
Days on Market	73
HOA Fees	\$700
HOA Fees Freq.	Annually
New Construction	Yes
Tax Year	2024
Office	CBH Sales & Marketing Inc
Contact Info	tarak@cbhhomes.com

**Listing Details**

Listing Office	CBH Sales & Marketing Inc
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Listing information last updated on October 15th, 2025 at 10:19am MDT