

\$624,900 - 6603 W Mattawa Dr, Meridian

MLS® #98955087

\$624,900

3 Bedroom, 3.00 Bathroom, 2,077 sqft

Residential on 0.13 Acres

Lincoln Creek, Meridian, ID

For a limited time get a 30 year fixed rate FHA loan with a 2/1 buydown. That's a rate starting at 3.99%!** The Rutland by Biltmore Company LLC is a beautifully designed home blending modern comfort with functional living. This stunning two-story home features three spacious upstairs bedrooms and 2.5 baths. A dedicated main-level office provides the perfect workspace for remote work or quiet study. The heart of the home is the inviting great room, complete with a cozy gas fireplace. The kitchen is a chef's dream, equipped with high-end appliances, including double ovens. Step outside to enjoy the fully fenced backyard with a covered patio—perfect for outdoor gatherings or peaceful evenings. Lincoln Creek offers a state-of-the-art clubhouse including a dog wash station, community pool, social areas, pickleball court, acres of open space and much more. PHOTOS ARE SIMILAR & ARE USED TO SHOW ARTISTRY & WORKMANSHIP OF BUILDER.

Built in 2025

Essential Information

MLS® #	98955087
Price Per SQFT	\$301
Bedrooms	3
Bathrooms	3.00
Square Footage	2,077



Acres	0.13
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	6603 W Mattawa Dr
Area	Meridian NW - 1030
Subdivision	Lincoln Creek
City	Meridian
County	Ada
State	ID
Zip Code	83646
Builder	Biltmore Company LLC

Amenities

Utilities	Sewer Connected
Parking Spaces	3
Parking	Attached, Finished Driveway
# of Garages	3
Has Pool	Yes
Pool	Community, In Ground, Pool
Golf Course	N

Interior

Interior Features	Bath-Master, Den/Office, Great Room, Double Vanity, Walk-In Closet(s), Breakfast Bar, Pantry, Kitchen Island, Quartz Counters
Appliances	Gas Water Heater, ENERGY STAR Qualified Water Heater, Tank Water Heater, Dishwasher, Disposal, Double Oven, Microwave, Oven/Range Built-In, Gas Oven, Gas Range
Heating	Forced Air, Natural Gas
Cooling	Central Air
Fireplace	Yes
Fireplaces	One, Gas
Stories	Two

Exterior

Lot Description	Sm Lot 5999 SF, Irrigation Available, Sidewalks, Auto Sprinkler System,
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Drip Sprinkler System, Full Sprinkler System, Pressurized Irrigation Sprinkler System

Roof Composition, Architectural Style

School Information

District West Ada School District
Elementary Pleasant View
Middle Star
High Owyhee

Additional Information

Date Listed July 18th, 2025
Days on Market 76
HOA Fees \$400
HOA Fees Freq. Semi-Annually
New Construction Yes
Tax Year 2024
Office Silvercreek Realty Group
Contact Info broker@silvercreekrealty.com

Listing Details

Listing Office Silvercreek Realty Group



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Listing information last updated on October 30th, 2025 at 6:33pm MDT