

# \$1,399,000 - 1089 Graham Dr, McCall

MLS® #98960557

**\$1,399,000**

4 Bedroom, 3.00 Bathroom, 3,260 sqft

Residential on 0.29 Acres

Lick Creek Meadows McCall, McCall, ID

This 3,260 sq ft 4-bedroom, 2.5-bathroom home with a bonus room sits on 0.29 acres near a golf course, Ponderosa State Park, and Payette Lake. Built in 2019, it features an oversized two-car garage with an attached RV bay, LVP flooring throughout, spacious bedrooms, and a gourmet kitchen with a large island and high-end finishes. The open layout and bonus room offer flexibility for hosting guests or accommodating larger groups. A private hot tub overlooks a wooded area, and a gas fireplace adds comfort after a day of outdoor activity. The backyard includes a large grassy area ideal for play or entertaining, with room to add a fire pit or outdoor seating. Located within walking distance to scenic trails, lake access, and bike paths, this home offers year-round recreation—from paddleboarding, hiking, and golf in summer to snowshoeing, skate skiing, and skiing at Brundage Mountain in winter.

Built in 2019

## Essential Information

MLS® #	98960557
Price Per SQFT	\$429
Bedrooms	4
Bathrooms	3.00
Square Footage	3,260
Acres	0.29
Year Built	2019



Type	Residential
Sub-Type	Single Family Residence
Status	Active

### Community Information

Address	1089 Graham Dr
Area	McCall - 1800
Subdivision	Lick Creek Meadows McCall
City	McCall
County	Valley
State	ID
Zip Code	83638

### Amenities

Parking Spaces	3
Parking	Attached, RV Access/Parking, Finished Driveway
# of Garages	3
RV/Boat Parking	Yes
View	Yes
Golf Course	N

### Interior

Interior Features	Bath-Master, Bed-Master Main Level, Guest Room, Family Room, Rec/Bonus, Walk-In Closet(s), Breakfast Bar, Pantry, Kitchen Island, Granite Counters
Appliances	Dishwasher, Disposal, Microwave, Oven/Range Built-In, Refrigerator, Washer, Dryer, Gas Oven, Gas Range
Heating	Propane, Ductless/Mini Split
Cooling	Central Air, Ductless/Mini Split
Fireplace	Yes
Fireplaces	Two, Gas
Stories	Two
Primary On Main	Yes

### Exterior

Lot Description	10000 SF - .49 AC, R.V. Parking, Views, Winter Access, Auto Sprinkler System
Roof	Composition
Foundation	Crawl Space

**School Information**

District	McCall-Donnelly Joint District #421
Elementary	Barbara Morgan Elementary
Middle	Payette Lakes
High	McCall Donnelly

**Additional Information**

Date Listed	May 12th, 2025
Days on Market	144
HOA Fees Freq.	Annually
Property Taxes	\$5,469
Tax Year	2024
Office	FLX Real Estate, LLC
Contact Info	Marketprobill@gmail.com

**Listing Details**

Listing Office	FLX Real Estate, LLC
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