

# \$541,990 - 6985 S Old Farm Ave, Meridian

MLS® #98964560

**\$541,990**

5 Bedroom, 3.00 Bathroom, 2,636 sqft

Residential on 0.17 Acres

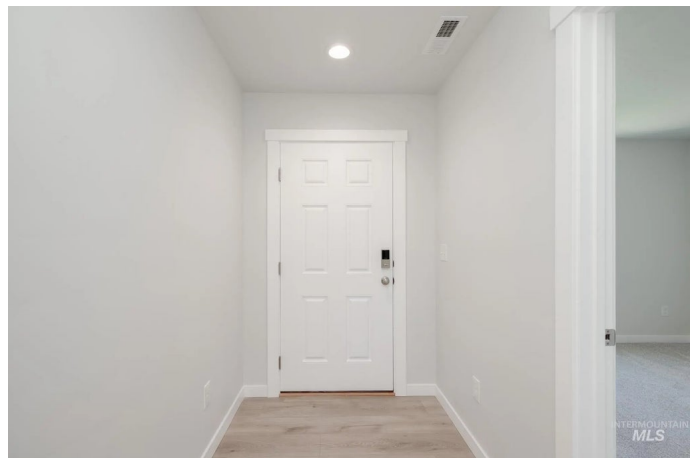
Memory Ranch, Meridian, ID

Fall in Love with Low Rates! Promotional rate as low as 2.99%. Feel enriched in your brand new home located in Meridian, Idaho! Achieve it all in the Amelia 2636! Rediscover the benefits of quality time in the open great room. The main level is ideal for hosting gatherings or a cozy night in, and the patio is perfectly situated to blend outdoor unwinding and indoor relaxation. A main level bedroom is ideal for guests or a home office. The kitchen boasts upgraded finishes, including stainless steel appliances, a gas range, and stylish solid surface countertops. Escape upstairs to find the other bedrooms positioned cleverly around a large loft. The primary suite contains an en suite bathroom and a truly impressive walk-in closet. With a thoughtful floor plan, unbeatable square footage, and an abundance of flexible living spaces, the Amelia makes it easy to love where you live. Photos are similar. All selections are subject to change without notice, please call to verify.

Built in 2025

## Essential Information

MLS® #	98964560
Price Per SQFT	\$206
Bedrooms	5
Bathrooms	3.00
Square Footage	2,636
Acres	0.17



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

### Community Information

Address	6985 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	3
Parking	Attached
# of Garages	3
Golf Course	N
Virtual Tour	<a href="https://my.matterport.com/show/?m=JNvnfWbxD9B&amp;mls=1">https://my.matterport.com/show/?m=JNvnfWbxD9B&amp;mls=1</a>

### Interior

Interior Features	Bath-Master, Rec/Bonus, Double Vanity, Walk-In Closet(s), Breakfast Bar, Pantry, Kitchen Island, Solid Surface Counters
Appliances	Gas Water Heater, Dishwasher, Disposal, Microwave, Oven/Range Freestanding, Gas Range
Heating	Forced Air, Natural Gas
Cooling	Central Air
Stories	Two

### Exterior

Lot Description	Standard Lot 6000-9999 SF, Irrigation Available, Sidewalks, Auto Sprinkler System, Partial Sprinkler System, Pressurized Irrigation Sprinkler System, Irrigation Sprinkler System
Roof	Composition

### School Information

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

### **Additional Information**

Date Listed	October 13th, 2025
HOA Fees	\$700
HOA Fees Freq.	Annually
New Construction	Yes
Tax Year	2025
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 14th, 2025 at 8:18am MDT