

Depth/Size (ft):		Bedrooms:	2	Approx. Year Built:	1997
Frontage (ft):		Bathrooms:	1	Age:	27
Lot Area:		Full Baths:	1	Zoning:	MFH
Flood Plain:		Half Baths:	0	Gross Taxes:	\$1,052.50
Rear Yard Exp:	East	Maint. Fee:	471.40	For Tax Year:	2023
View:	Yes			P.I.D.:	300-013-006

Style of Home:	Manufactured/Mobile	Parking:	Total: 3
Construction:	Manufactured/Mobile	Covered Parking:	
Exterior:	Vinyl	Parking Access:	Front
Foundation:		Parking:	Open
Rain Screen:		Locker:	
Renovations:		Units in Dev:	
# of Fireplaces:		Distance to:	
Water Supply:	Community,Well - Drilled	Title to Land:	First Nations Lease
Fuel/Heating:	Heat Pump	Property Disc:	Yes
Outdoor Area:	Balcny(s) Patio(s) Dck(s),Fenced Yard	PAD Rental:	471.40
Type of Roof:	Asphalt	Fixtures Leased:	No
Floor Finish:	Laminate	Fixtures Rmvd:	No

View:	Yes : Mountain
Mgmt. Company:	
Complex / Subdiv:	OASIS COUNTRY ESTATES
Services Connected:	Electricity,Septic,Water
Legal:	MHR# 082821 CSA# 431712 BCE# 433635
Amenities:	In Suite Laundry
Site Influences:	Gated Complex,Private Yard,Rural Setting
Features:	ClthWsh/Dryr/Frdg/Stve/DW,Storage Shed
Bylaw Restrict:	Pets Allowed w/Rest.
Listing Broker(s):	Royal LePage Northstar Realty (S. Surrey)

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	8' x 11'7			
Main	Utility	3'7 x 11'8			
Main	Living Room	13' x 13'9			
Main	Dining Room	5'4 x 13'			
Main	Kitchen	13' x 10'4			
Main	Bedroom	15'2 x 7'4			
Main	Primary Bedroom	10'8 x 7'10			

Finished Floor (Main):	1,045 sqft	# Of Rooms:	7	Bathroom Floor	# of Pieces	Ensuite?
Finished Floor (Above):	0 sqft	# Of Kitchens:	1	Main	4	No
Finished Floor (Below):	0 sqft	# Of Levels:	1			
Finished Floor (Bsmt):	0 sqft	Suite:	None			
Finished Floor (Total):	1,045 sqft	Crawl/Bsmt Height:				
Unfinished Floor:	0 sqft	Basement:	None			
Grand Total:	1,045 sqft	Beds In Bsmt:	0 / 2			
		# Of Pets:	1 - Cats: Yes, Dogs: Yes			

PARADISE IN THE VALLEY at Oasis Country Estates! If you love the outdoors and majestic mountain views then this could be the perfect oasis for you. You will never get bored living here with endless trails, lakes and rivers to explore, this is an outdoor enthusiasts dream location. This home has many updates including 2 mini duel split heat pumps, new countertops, new paint throughout, new sinks and faucets, a small fortune spent on window blinds and the backyard had a new fence installed. The home is located on the very desirable outer perimeter of the family section of the park. One pet is allowed and there is no size restriction on dogs! We don't expect this one to last long so book your showing now before its too late. Pad fee \$580.85 for new owners. Open house May 25th from 1pm - 3pm.