

<b>Depth/Size (ft):</b>		<b>Bedrooms:</b>	2	<b>Approx. Year Built:</b>	1974
<b>Frontage (ft):</b>		<b>Bathrooms:</b>	2	<b>Age:</b>	50
<b>Lot Area:</b>		<b>Full Baths:</b>	1	<b>Zoning:</b>	MHP
<b>Flood Plain:</b>	No	<b>Half Baths:</b>	1	<b>Gross Taxes:</b>	\$0.00
<b>Rear Yard Exp:</b>		<b>Maint. Fee:</b>	550.00	<b>For Tax Year:</b>	
<b>View:</b>				<b>P.I.D.:</b>	745-955-946

<b>Style of Home:</b>	1 Storey,Manufactured/Mobile	<b>Parking:</b>	Total: 2
<b>Construction:</b>	Manufactured/Mobile	<b>Covered Parking:</b>	
<b>Exterior:</b>	Aluminum	<b>Parking Access:</b>	Front
<b>Foundation:</b>		<b>Parking:</b>	Add. Parking Avail.,Open
<b>Rain Screen:</b>		<b>Locker:</b>	
<b>Renovations:</b>		<b>Units in Dev:</b>	
<b># of Fireplaces:</b>	1 - Fuel: Natural Gas	<b>Distance to:</b>	
<b>Water Supply:</b>	Community	<b>Title to Land:</b>	Freehold Strata
<b>Fuel/Heating:</b>	Forced Air,Natural Gas	<b>Property Disc:</b>	Yes
<b>Outdoor Area:</b>	Balcny(s) Patio(s) Dck(s),Fenced Yard	<b>PAD Rental:</b>	550.00
<b>Type of Roof:</b>	Torch-On	<b>Fixtures Leased:</b>	No
<b>Floor Finish:</b>	Laminate,Carpet	<b>Fixtures Rmvd:</b>	No

**View:**

**Mgmt. Company:**

**Complex / Subdiv:** Liumchen Village

**Services Connected:** Community,Electricity,Natural Gas,Sanitary Sewer,Septic,Water

**Legal:** MHR# 11872 CSA# 198553 NEW WESTMINSTER LAND DISTRICT, BAY # 22, 15733 LIUMCHEN VILLAGE MANUFACTURED HOME PARK, MHP ROLL # 15-733-03808.000

**Amenities:** Garden,In Suite Laundry,Workshop Detached

**Site Influences:**

**Features:** ClthWsh/Dryr/Frdg/Stve/DW

**Bylaw Restrict:** Age Restrictions,Pets Allowed w/Rest.

**Listing Broker(s):** Stonehaus Realty Corp.

Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	18'7 x 11'8			
Main	Dining Room	11'7 x 7'8			
Main	Kitchen	10' x 5'11			
Main	Primary Bedroom	14'3 x 11'7			
Main	Bedroom	11'8 x 10'3			
Main	Laundry	8'6 x 7'8			

<b>Finished Floor (Main):</b>	1,042 sqft	<b># Of Rooms:</b>	6	<b>Bathroom Floor</b>	<b># of Pieces</b>	<b>Ensuite?</b>
<b>Finished Floor (Above):</b>	0 sqft	<b># Of Kitchens:</b>	1	Main	4	No
<b>Finished Floor (Below):</b>	0 sqft	<b># Of Levels:</b>	1	Main	2	Yes
<b>Finished Floor (Bsmt):</b>	0 sqft	<b>Suite:</b>	None			
<b>Finished Floor (Total):</b>	1,042 sqft	<b>Crawl/Bsmt Height:</b>				
<b>Unfinished Floor:</b>	0 sqft	<b>Basement:</b>	None			
<b>Grand Total:</b>	1,042 sqft	<b>Beds In Bsmt:</b>	0 / 2			
		<b># Of Pets:</b>				

2-bedroom haven in private 55+ park, just minutes from Cultus Lake. This home boasts a spacious, private backyard bordering a lush forest. Enjoy the comfort of your new home, ready for your personal touch. It features a newer furnace, and the added perk of RV parking. Explore the wonders of Cultus Lake on foot. The golf course, marina, main beach, dining establishments, and shopping district are all within easy reach. With pet-friendly policies and affordable pad rent, this is an irresistible opportunity to embrace an inviting and convenient new home.