



## 12560 Westside Road 75 Vernon British Columbia

Swan Lake West

**\$314,900**



Welcome to Coyote Crossing Villas! This 2006 manufactured home is the perfect choice for first-time home buyers, couples, or those looking to downsize! This unit has 2 bedrooms on opposite ends of the house for extra privacy between parents and kids, or you and your guests. There is also a den/office (or small third bedroom), and 2 full bathrooms including an ensuite. The open concept living room, kitchen, and dining area is located in the centre of the home and great for entertaining. Outside, step out onto the large deck that extends almost the full length of the house and leads to the grassy yard, perfect for pets or kids to play. Enjoy the convenience of underground irrigation to keep your grass green all summer long. There is a paved driveway with room for two vehicles plus RV parking available for \$25/mo in a secured parking area at the back of the park. Pad rent is \$500/month and includes water, sewer, garbage, snow removal, and road maintenance. This family friendly park has no age restrictions, and allows up to 2 pets per household with some weight restrictions (up to 25lbs). There is a registered Government Head Lease in place until 2047 - with renewal already underway for extending the lease. Financing available through most banks and credit unions. Quick possession possible! (id:6769)



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