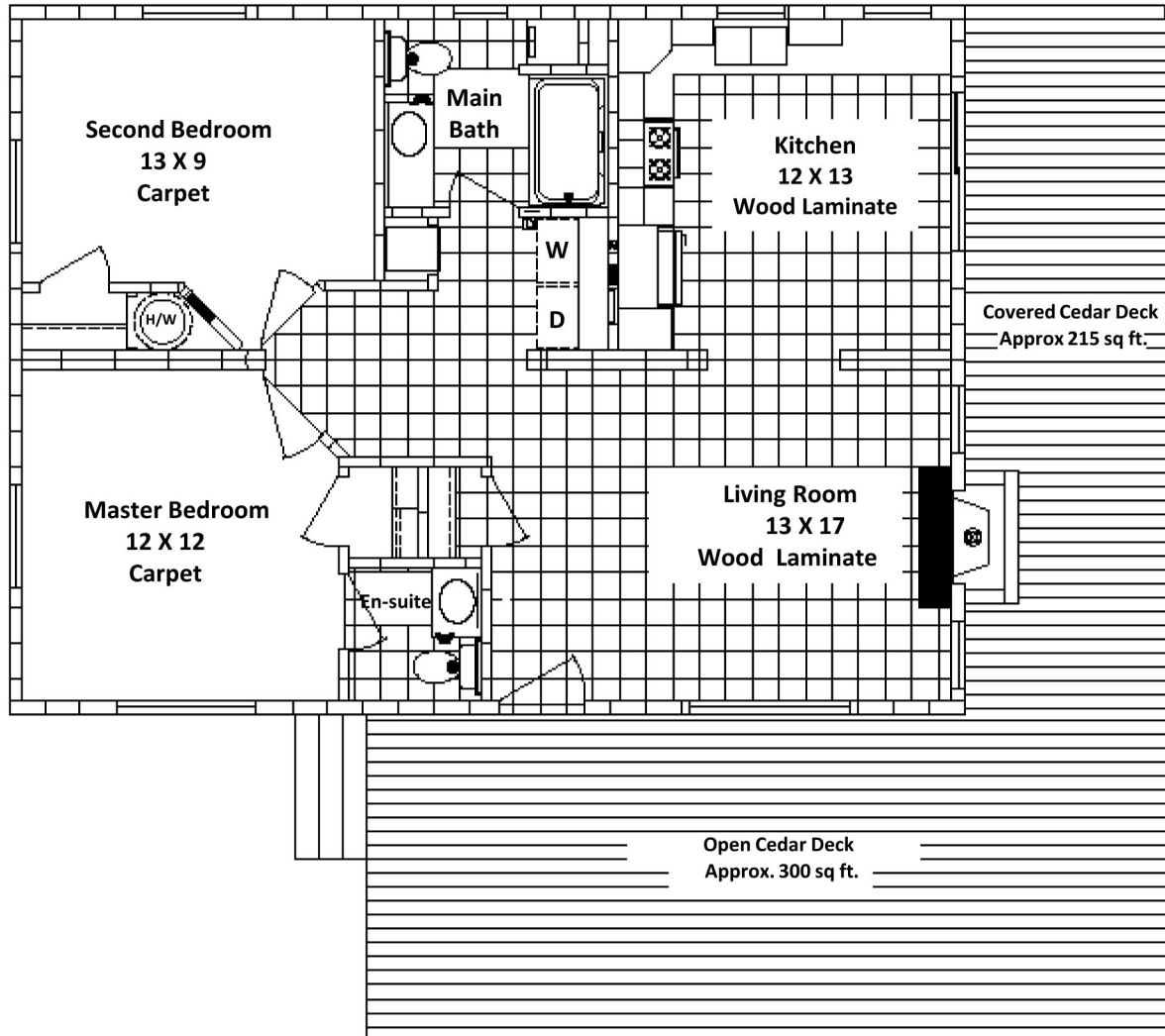


# Lot 35 New Display Cottage

Main floor living area of 960 sq ft. with approx. 515 sq ft. of deck



## Features

- ✓ Superb south facing water views
- ✓ Lot is .35 of an acre
- ✓ 960 sq ft. 2 bedroom home
- ✓ Well insulated 2 x 6 construction
- ✓ Five year Manufacturers Warrantee
- ✓ Kitchen includes 4 black appliances
- ✓ Granite counter tops throughout the home
- ✓ Granite faced propane fireplace with mantle
- ✓ One full bathroom plus an en-suite
- ✓ 7 ft. high basement storage with dev. potential
- ✓ 215 sq ft. cedar covered deck (with glass panels)
- ✓ 300 sq ft. cedar open deck (with glass panels)
- ✓ 200 amp Hydro service
- ✓ Electric forced air heat (ideal to add a heat pump)
- ✓ This lot has a private water access to the lake
- ✓ Adjacent to pathway leading to 4.5 acres of private lake front and approx. 850 acres of Public Parkland
- ✓ Full services means you can have if you wish
  - Telus or Shaw High speed Internet
  - Telus or Shaw Digital TV
  - Monitored Alarm System

**“ Special Pricing ” \$ 299,900**

100% financing OAC. Price includes net HST.

Call developers direct at

250-882-0771 (Rick) or 250-588-2859 (Joe)