



HAPPY HILLS RESORT

Client Owned
Park Model for Sale

Year: 2015 **Length:** 32' **Make:** Forest River **Model:** CBT32BKH **Serial #:** CBT32BKH

Details

- This Park Model is located in the 5-month section of the park on a very large well-kept shady lot with wonderful neighbours. Lots of privacy, as adjacent trailers are spaced well away
- Very short walk to the pools, playground, jumping pillows & rec centre
- 2 Bedrooms, can sleep up to 7. Perfect to have the grandkids visit, or for growing families
- Front master bedroom, with new queen bed & mattress + 2 nightstands with charging stations, ceiling fan and closet with built in drawers. Rear bunk room with dresser
- Full bathroom, full sized tub & shower, flush toilet, lots of storage
- Large kitchen/living room, full sized appliances
- Cutlery dishes and cookware included
- Equipped with furnace & central air
- Large firepit area and ample parking
- Large Florida room (all windows open from top or bottom with blinds throughout), patio doors with blinds, new vinyl plank flooring laid in 2023
- Oversized pressure treated deck and shed with shelving
- Smoke & pet free
- Move-in ready, bring your belongings and make yourself at home
- **INCLUDED:** 10 x 12 Gazebo with curtains and winter cover / new queen bed & mattress / bunk beds / futon / flat screen TV / TV stand / DVD player / lamps / 2 full propane tanks / stove / fridge / microwave / corner unit in kitchen / kettle / cutlery, dishes & cookware / weed whacker / shed with shelving / deck lighting / vacuum / ladder
- **EXCLUDED:** Personal items / shed contents / BBQ's / portable kitchen island / corn hole / washer toss
- **NEGOTIABLE:** Golf cart with new battery from Harv's Carts May 2024 / new oversized deck box / patio set / pull out couch in Florida room / Adirondack chairs with matching foot stools / kitchen island



Price: \$69,900 **Location:** 169

If Interested Please Contact:

Bill: 519-520-8497

Email: billsmolders@gmail.com

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