

5747 SAWMILL RD
OLIVER, BC

Home Information Sheet

The Home:

- ☐ 3 Bedroom + 1 Bath + 1018 sq ft
- ☐ 4 PC Bathroom with Jetted Tub
- ☐ Finished Basement
- ☐ Flat 0.34 Acres Lot
- ☐ 2 Wells: 1 domestic and 1 dry well for surface water drainage
- ☐ House is on well water, municipal water is to lot line there would be a connection fee if new owner wished to connect

Outdoor Spaces:

- ☐ Fully Fenced Low Maintenance Vinyl Fencing
- ☐ 1 Covered Deck, 1 Patio
- ☐ Greenhouse
- ☐ 2 Sheds
- ☐ Underground Irrigation

Renovations:

- ☐ HWT 2021
- ☐ 200 Amp service
- ☐ Ductless Heat Pump Fall 2020
- ☐ Individual Thermostats for Each Room

Additional Features:

- ☐ Private Oxbow with water license. License fee \$50
- ☐ Ductless Heat Pumps; each bedroom has their own, one in main living room
- ☐ Minutes From Town
- ☐ Avg. Electrical Bill \$300/2 Months
- ☐ Insurance \$1800/year
- ☐ Parking for 4+ Vehicles
- ☐ Dog Den
- ☐ Playroom that can double as a storage or wine room

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Main Floor Exterior Area 799.37 sq ft
Interior Area 729.37 sq ft
Excluded Area 2.64 sq ft



0 3 6
ft

PREPARED: 2025/09/26

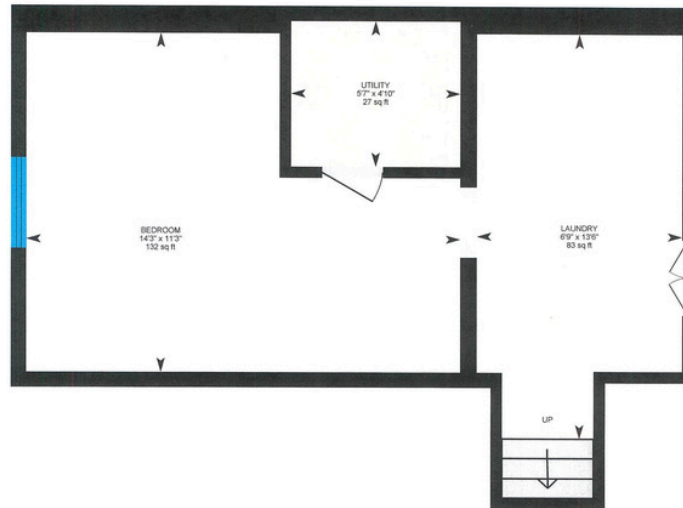


White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

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Basement (Below Grade) Exterior Area 77.88 sq ft
Interior Area 39.65 sq ft
Excluded Area 218.83 sq ft



0 2 4
ft

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