

6430 SPARTAN ST
OLIVER, BC

Home Information Sheet

The Home:

- ☐ 3 Bedrooms + 2 bathrooms main floor
- ☐ 2 Bedrooms + 1 bathroom non-conforming suite
- ☐ 1347 sq ft
- ☐ Beautifully updated

Outdoor Spaces:

- ☐ Zero-maintenance backyard
- ☐ Small grassy front yard
- ☐ Large detached double carport
- ☐ Two distinct patios—one in the front to soak in the gorgeous mountain and town views
- ☐ Another in the back for ultimate privacy



Renovations:

- ☐ New flooring
- ☐ 2 updated kitchens
- ☐ Newer windows
- ☐ High efficiency furnace
- ☐ New siding
- ☐ Central A/C

Additional Features:

- ☐ French doors to your patio from dining room and primary bedroom
- ☐ Extra storage in carport and basement
- ☐ Mortgage helper or in law suite
- ☐ Charming character home
- ☐ Abundant light

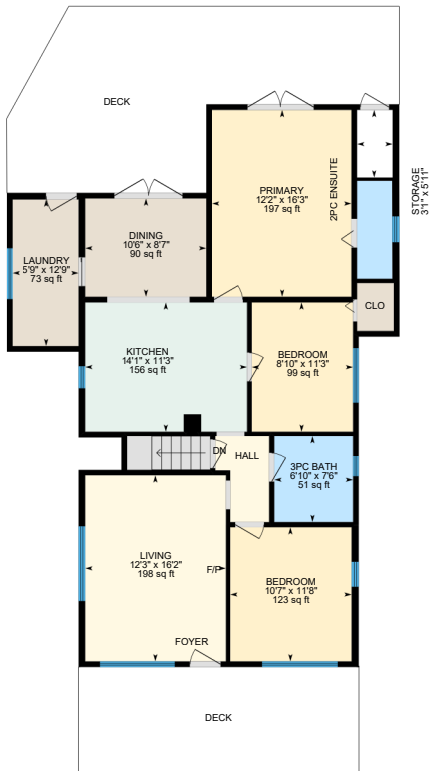


Primary Bedroom Suite

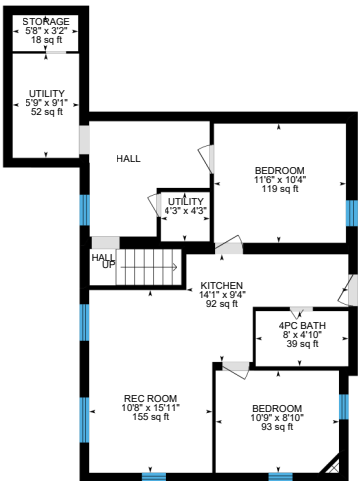


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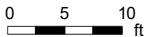
Main Building: Total Exterior Area Above Grade 1231.83 sq ft



Main Floor
Exterior Area 1231.83 sq ft



Basement (Below Grade)
Exterior Area 116.95 sq ft



PREPARED: 2026/07/18

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.



2 bedroom basement non conforming suite