# 36-6778 TUCELNUIT DR
# TRADEWINDS MHP

# *Home Information Sheet*

## *The Home:*

- ◯ 3 bedrooms + 2 bath + 1367 sq ft
- ◯ East facing covered deck
- ◯ Single wide with addition
- ◯ Second fridge
- ◯ $ 631.25/monthly pad fee
- ◯ 2026 taxes $ 924
- ◯ 2 storage areas
- ◯ Workshop with compresser
- ◯ Xeriscaped back yard

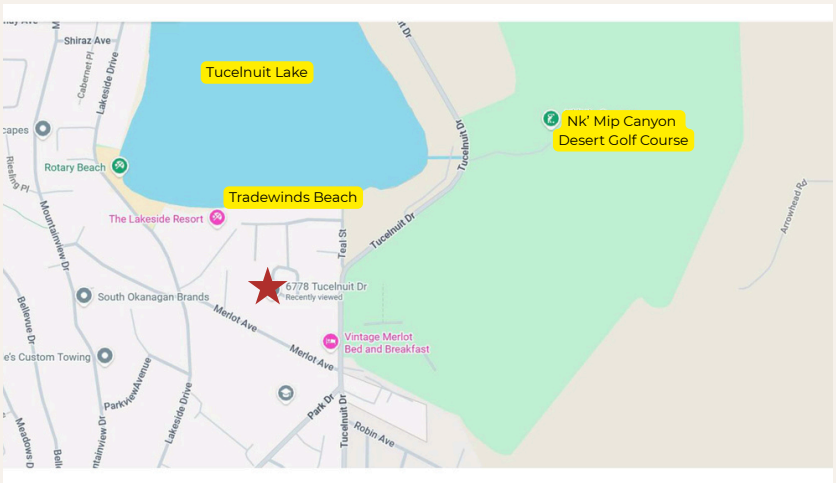
## *Tradewinds MHP:*

- ◯ Well maintained
- ◯ Lakefront beach access
- ◯ Adult oriented
- ◯ Located across Nk' Mip Desert Canyon Golf Course
- ◯ Close to hospital, recreation and downtown Oliver

## *Renovations:*

- ◯ Furnace 2025
- ◯ Hot water tank 2025
- ◯ Full Poly-B replacement
- ◯ Oversized vinyl windows
- ◯ 2012 roof









Have any questions? Reach out at katie.amos@century21.ca

# 36-6778 Tucelnuit Dr, Oliver, BC

**Main Floor** Exterior Area 1367.02 sq ft
Interior Area 1267.57 sq ft




0 6 12 ft

PREPARED: 2026/10/20

N

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.









