



**Shuswap Lake
ESTATES**

For over 50 years, Shuswap Lake Estates has been building the kind of lifestyle you have been dreaming of.

Golf
Walking Trails
Shuswap Lake
Marinas
Shops
Restaurants
Community Center
Tennis
Pickleball
all near by.

Water - Shuswap
Lake Utilities \$55.
per month

Sewer - Shuswap
Sanitation \$36.75
per month

Natural gas
BC Hydro
Cable/Internet

Ongoing activities
at the community
center.

Office
250 675 2523

Email
sales@shuswaplake
estates.com

\$599,000

Welcome to #30 2715 Golf Course Drive

Brand new home built by Hobart Construction.

Autumn Ridge is a bare land strata which means you own your home and land and you share the roads and common area.

Strata fees are \$100.00 per month which includes front yard maintenance, snow clearing including your driveway, common area maintenance, liability and insurance.



Features of this home include,

1324 sq ft of living space

2 sunny bedrooms

2 full baths

Large open living, dining and kitchen area

9 foot ceilings throughout

6 foot crawl space for storage

Natural Gas fireplace

You choose electric or Gas range

On Demand Hot Water, Heat Pump