

# Sutter Street Mobile Home Park

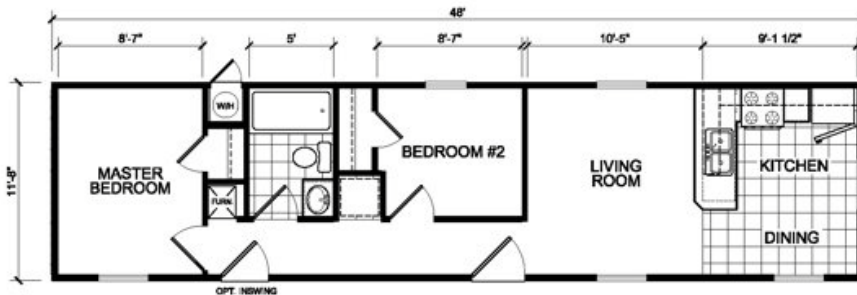
668 Sutter St. #58, Yuba City, Ca 95991

## 2 Bedroom 1 Bath Champion Manufactured Home

Live in a friendly family park; walking distance to  
just about everything

2009 Cypress Series Model - 09-Y1482D

Dimensions: 11'8" x 48' 560 Sq. Ft.



**\$26,499**  
(Plus Set-up)

Call 530-315-1526

Serial # 009-000-H-017644

### EXTERIOR:

Cement Board Siding (30 year warranty)  
Shingled Roof  
Detachable Hitches  
20# Roof  
2x4 Exterior Walls (Zone 2) R 22, 13, 11  
Vinyl Dual Glazed Low "E" Windows (Green feature)  
36" Steel Front Door  
Outswing Rear Door  
Hinged Exterior Water Heater Door  
One Exterior GFI Recep

### UTILITY ROOM

Plumb for Washer  
Wire & Vent for Electric Dryer  
Laundry Overhead Shelf

### INTERIOR:

Vaulted Cathedral Ceilings T/O  
Orange Peel Tape & Texture T/O  
Baseboard Moldings  
Metal Mini Blinds T/O  
Valances Per Spec  
Rebond Carpet Pad  
Expectations Carpet  
Vinyl Floorcover-Baths, Kitchen, Utility  
White Interior Doors  
with 3-Mortised Hinges  
Wire Vented Shelving  
Hinged Hollowcore Wardrobe Doors  
Satin Nickel Metal Interior Door Knobs  
Bedroom Ceiling Lights  
Bullnose Cornered Walls

### KITCHEN:

18' Frost Free Refrigerator  
30" Natural Gas Range  
30" Lighted Range Hood Vent  
Deep Stainless Steel Kitchen Sink  
Raised Panel MDF Cabinet Doors  
Lined Overhead Kitchen Cabinets  
Single Control Kitchen Faucet  
Ceramic Backsplash  
Perma Edge on Counters  
Dlx. Cabinet Molding  
Bank of Drawers

### BATHROOMS:

Standard Tub w/Three Piece Surround  
ABS Lav Sinks  
Towel Bars & Tissue Holders  
Medicine Cabinets in Each Bath  
Ceramic Backsplash  
Perma Edge on Counters  
36" High Vanity in Master Bath

### ADDITIONAL FEATURES:

50 AMP Maximum Electrical Service  
Natural Gas Forced Air Furnace  
30 Gallon Electric Water Heater  
Shutoff Valves at Lavs, Sinks & Stools  
Chandelier in Dining Room  
Bar Lights in Bathrooms  
Satin Nickel Hardware  
Smoke Detector  
20 Year Shingles  
Champion new home warranty program  
(Floorplan, features, picture and figures supplied by manufacturer,  
and may not exactly match actual home for sale.)

<http://www.sutterstreetmhp.com>