

October 6, 2009

# Homes “For Sale” at Klines Resort

**IMPORTANT:** Please verify all information with current owners of these homes. Klines Resort is not responsible for these sales. All homes have been inspected by Resort management & may require improvements as a condition of sale.

Contact office for a copy of inspection reports listing any required improvements.

**Purchasers must apply & be approved by Resort management prior to finalizing purchase.**

## Manufactured Homes “For Sale” by Owner

- Lot 33 Berg:** 1980 Skyline 14x60, 2BR, 1 bath, laundry, deck w/electric awning, shed. Completely remodeled, new appliances. furnishings and golf cart. \$45,900. Call Sandy 269-544-0555
- Lot 37 Buckhout:** 1996 Shamrock 14x63 + 8x40 tag, 2BR, 1 bath, laundry, deck, shed, carport. all drywall, ceramic tile, new carpet, drapes, low-E glass. \$80,000. 269-649-4990 or 377-7924.
- Lot 57 Baker:** 1969 Baron 12x60, 2BR 1 bath, furnished, stack washer & dryer, central air, golf cart, 10x10 shed \$24,000 obo 269-377-9012.
- Lot 83 Davis:** 2005 Commander 24x54, 3BR 2 bath, garage, deck, a/c, washer-dryer, appliances included. Sprinkler system. Asking \$95,900. Call Dave at 269-475-5169
- Lot 95 Spirito:** 2004 Chariot Eagle HUD home, 1 BR, 1 bath, 12x28 deck, furnished, nicely landscaped, attached 13x20 shed, washer/dryer included. \$56,000. 269-251-7100
- Lot 124 Martin:** 1968 Marlette 12x54 + 7x21 expando. 3BR 1.5 bath, shed. Well-maintained home with new furnace, windows, siding, roof. \$29,000 obo. Call Mike at 269-321-0734.
- Lot 157 Scott** 1974 Holly Park 12X60 1BR, 1 bath, appliances & golf cart included. Has shed, deck & carport. Asking \$22,500. Call 352-867-0655
- Lot 219 Wagle:** 1994 Skyline 28x56, 3BR 2 bath, 1.5 garage, fireplace, cathedral ceiling, garden tub, deck. flower gardens, newly painted, dble insulation. \$65,000 Larry 269-967-5661
- Lot 220 Deau:** 1991 Victorian 14x76, 2 BR, 2 Bth, garden tub, lg kitchen, 2 car garage, patio rm, corner lot, central air, appliances & dock incl. Asking \$55,000. 269-327-8278.
- Lot 226 Smith:** 1991 Victorian dbl wide, 26x44, 2BR, 2bath, laundry, 3 season room, shed, garage, and more. Asking \$80,000. Call Walter at 269-432-4353 or 269-601-2239
- Lot 236 Livingston:** 1993 Victorian 28x54 DW, 3BR 2 bath, 2 car garage, 3 season room, new roof & water heater. \$85,000 furnished & appliances. Call Don Squires 649-2046.
- Lot 266 Masse** 1982 Fairmont 14x52+4 season porch, 2BR,1 bath, shed, recently remodeled, central air, new w/d, some furnishings available. Asking \$34,900. (269)649-2587
- Lot 289 Flinn:** 1998 Crest Patriot 28x56 DW, 3BR 2 bath, front entry porch, rear entrance leads to rental garage. Asking \$62,000 includes appliances. 269-649-3674.
- Lot 294 Dobson:** 1984 Victorian 14x70, 2 BR 1 bath, enclosed porch, patio, shed. Nicely re-decorated inside. Asking \$30,000. Call Kim at 269-535-3206.

## Park Models

- Lot 110 Taylor:** 1998 Quail Ridge by Forest River Park Model 8x16 3-season rm, front & rear decks, shed, a/c (new 2008), gas furnace, furnished. Asking \$32,000 firm. 269-649-1102

## Sites Available for New Homes

**Park Model Sites 77 & 109:** Cement & site improvement fee applies, new park model must meet resort standards. Call Resort office for info: 269-649-2514.

**MH Site 60 Pleasant Ridge:** Enjoy being close to the lake with this pleasant seasonal or year-round site. Max. home size 14x50. Call Resort office to request info on new home and set-up requirements.

## Seasonal RV Sites

**Now accepting applications for our 2010 waiting list.** Your RV must be less than 10 years old and be self-contained (flush or marine toilet, no tents or pop-ups). Call office for information & application materials at 269-649-2514. Sites are assigned in order of application; apply ASAP for best selection next season.

## Short Term RV Sites

Please call to reserve one of our premium short-term RV sites. Sites have full hook-ups with 50/30/20 amp electric, water, sewer, campfire ring, picnic table, cement patio and RV pad.

Short term campers may bring one boat at no additional charge and have use of resort pier.

One pet limit, leash required. No aggressive breeds.

Limited availability; advance reservation and deposit required.

Call 269-649-2514 or toll free 866-649-2514

**Equal Opportunity Housing:** Klines Resort does not discriminate on the basis of sex, race, creed, color or national origin. All residents are eligible for lake access & use of common areas as specified in the Community Guidelines. Manufactured Home sites are reserved for occupancy by at least one person 55 years of age or older as allowed under the Fair Housing Acts. Exceptions to this requirement are allowed under certain conditions. Please contact Resort office for community information and application materials at 269-649-2514. Or visit us online at [www.klinesresort.com](http://www.klinesresort.com)