

## Community Facts

Number of lots: 160

Lot sizes: Primarily Double-wide and Triple-wide possible on some lots (limited).

Homes: All homes must meet HUD codes and established community standards. *Single-wides are generally not accepted.*

Streets: Private, all paved

RV Hookups: 10

Mini-Storage: 16 units on-site

RV Storage: 15+

Utilities Included: City Water  
City Sewer  
Sanitation (Garbage)  
Summer Debris Pickup

Available At Tenant's Expense: Electricity  
Natural Gas  
Telephone  
Digital TV Cable  
Direct Broadcast Satellite  
Broadband Internet  
(DSL, Wireless, Cable)

## GOLDEN WEST ESTATES

*"55 AND OLDER"*  
*MANUFACTURED HOUSING COMMUNITY*  
*MANUFACTURED HOME SALES*

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Member:  
Walla Walla Valley Chamber of Commerce

Member:



MANUFACTURED HOME LIVING

RV SPACES

# GOLDEN WEST ESTATES

MANUFACTURED  
HOUSING COMMUNITY  
FOR PERSONS AGE  
FIFTY-FIVE AND OLDER

WALLA WALLA  
WASHINGTON

## *About The Community*

We are located within walking distance of bus service and the Blue Mountain Mall, and only minutes from historic downtown Walla Walla.

Golden West Estates has been family owned and operated since 1974, and provides full-time management residing on-site. The community is fenced, with private streets and no through traffic.

This is a *55 and Older Community*, and all homes must be owner occupied — no renting or subletting — and the pride of ownership shows in the appearance of the homes and yards. We have high standards and require adherence to them, so the value of your home is preserved.

Enjoy the independence of owning your own home, while having the security of nearby neighbors and on-site management. Live quietly and privately, or join in the potlucks and other Rec Hall functions with your neighbors — the choice is yours!

## AMENITIES AVAILABLE TO RESIDENTS AND THEIR GUESTS

*TENANTS MUST ACCOMPANY THEIR GUESTS AT ALL TIMES WHEN USING ANY OF THE COMMUNITY FACILITIES.*

### AT THE REC HALL

CABLE TV

VCR

BILLIARD TABLE

SHOWERS

KITCHEN FACILITIES

COIN-OP LAUNDRY

TENANT LENDING LIBRARY

TENANT VIDEO RENTALS

*IN SEASON:*

HEATED SWIMMING POOL

HORSESHOE PITS

### EVENTS & SERVICES

WEEKLY COFFEE HOUR

BLOOD PRESSURE CHECKS

GAME NIGHTS

POTLUCK DINNERS

CRAFT CLASSES

YARD DEBRIS DISPOSAL

## ALSO AVAILABLE

### RV OVERNIGHT AREA WITH FULL HOOKUPS

Water, sewer, electricity and basic cable television provided. Check with the office for availability and rates or to reserve a space for visitors traveling in RVs.

### RV STORAGE SPACES

**(RENTED TO TENANTS ONLY)**

Check with the office for availability and rates or to get on the waiting list if the area is full.

### REC HALL RENTAL

Tenants may rent the Rec Hall at little or no cost depending on the type of event. Check with the office for rates, conditions, and reservations.

### ON-SITE MINI-STORAGE

**(RENTED TO TENANTS ONLY)**

Check with the office for availability and rates or to get on the waiting list if the facility is full.

### HOME SALES

Golden West Estates is a licensed Manufactured Home Dealer. Check with the office for current listings or to arrange the sale of a home.