

**Residential Flyer - 11/02/2020****MLS® #: 10215363****Price: \$374,900****2196 Lakeview Drive, Sorrento, V0E 2W2****BB - Blind Bay**

Here is an affordable home in Blind Bay. 4 bedrooms, 3 bathrooms with many recent upgrades including a 4 year old metal roof, some newer windows, hi-efficiency furnace and more. Just a few finishing touches and some TLC needed to make this a great place for you to call home. There is a single carport and a single garage/workshop with a gas heater (could be converted to a double garage). Located on a gently sloping 0.29 lot with plenty of parking area, small storage shed, room for a garden and even a lakeview.

Type: **Single Family Residential**Year Built: **1979**Dsc Yr Blt: **Approximate**Garage: **Attached, Breezeway**Covered: **2**Beds: **4**Full Baths: **2**Half Baths: **1**En Suite: **2-PCE**

Equip/Apl:

Basement: **Full**Heat/Cool: **Forced Air**Water: **Municipal**Sewage: **Septic**Taxes: **\$1,959.43**Fin Sq Ft: **2,442**Acres: **0.29**

<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Room</u>	<u>Level</u>	<u>Dimensions</u>
Living Room	L1	13'10X18'5	Dining Room	L1	9'7X13'8
Kitchen	L1	9'5X11'10	Other	L1	9'7X14'
Master Bedroom	L1	11'4X13'	Ensuite - Half	L1	3'4X7'8
Bedroom	L1	9'X10'	Bathroom - Full	L1	7'8X7'10
Laundry	L1	5'5X5'8	Bedroom	B	11'2X11'8
Bedroom	B	11'2X10'10	Rec Room	B	16'8X23'10
Bathroom - Full	B	7'7X9'5	Storage	B	7'1X7'4
Utility	B	5'6X6'2			

**Presented By: Jason Neumann**

**Residential Flyer - 11/02/2020****MLS® #: 10212424****Price: \$2,950,000****000 Sickle Point, Kaleden, V0H 1K0****IB - Interior B.C.**

Opportunity for a spectacular 4.811 acre parcel of vacant lakefront land, known as Sickle Point. This property is located along the shoreline of Skaha Lake in Kaleden, just 16 km's south of Penticton. The property truly qualifies as trophy real estate and showcases a large premium sandy beach and marsh/wetlands. The quantity and quality of the lake frontage is extraordinary for residential/recreational parcels in the BC interior, and especially rare for parcels located within the South Okanagan. There are few significant physical or functional limitations inherent in the property. Vehicular and pedestrian access is available by way of a registered easement.

Type:	<b>Lots and Acreages</b>	Basement:	
Year Built:		Heat/Cool:	
Dsc Yr Blt:		Water:	<b>Community Water User's Utility</b>
Garage:		Sewage:	<b>No Sewage Disposal</b>
Covered:		Taxes:	<b>\$5,887.00</b>
Beds:		Fin Sq Ft:	<b>0</b>
Full Baths:		Acres:	<b>4.81</b>
Half Baths:			
En Suite:			
Equip/Apl:			

**Presented By: Jason Neumann**

**Residential Flyer - 11/02/2020****MLS® #: 10218130****Price: \$169,900****821 17 Street Se, Salmon Arm, V1E 2Z7****SESA - SE Salmon Arm**

This lot is huge and right in town. R8 Zoning allows for detached secondary suite. 0.865 acres with adjacent lot MLS# 10218127 is also for sale with 1.055 acres giving you almost 2 acres right in Salmon Arm. Can be bought together or separately.

It's the best of both worlds, in-town but acreage-sized lot. Trees can be left for privacy or cleared for open views. There is so much potential here. Perfect for an individual wanting to build a dream home and with detached suite if desired. And perfect for a developer or builder wanting to build something exceptional and get an incredible ROI. There are very few, if any, available lots

Type:	<b>Lots and Acreages</b>	Basement:	
Year Built:		Heat/Cool:	
Dsc Yr Blt:		Water:	<b>Municipal</b>
Garage:		Sewage:	<b>Sewer</b>
Covered:		Taxes:	<b>\$0.00</b>
Beds:		Fin Sq Ft:	<b>0</b>
Full Baths:		Acres:	<b>0.87</b>
Half Baths:			
En Suite:			
Equip/Apl:			

**Presented By: Jason Neumann**



## Residential Flyer - 11/02/2020



**MLS® #: 10218127**

**Price: \$169,900**

**811 17 Street Se, Salmon Arm, V1E 2Z7**

**SESA - SE Salmon Arm**

This lot is huge and right in town. R8 Zoning allows for detached secondary suite. 1.055 acres with adjacent lot MLS#10218130 is also for sale with 0.87 acres giving you almost 2 acres right in Salmon Arm. Can be bought together or separately.

It's the best of both worlds, in-town but acreage-sized lot. Trees can be left for privacy or cleared for open views. There is so much potential here. Perfect for an individual wanting to build a dream home and with detached suite if desired. And perfect for a developer or builder wanting to build something exceptional and get an incredible ROI. There are very few, if any, available lots

Type:	<b>Lots and Acreages</b>	Basement:	
Year Built:		Heat/Cool:	
Dsc Yr Blt:		Water:	<b>Municipal</b>
Garage:		Sewage:	<b>Sewer</b>
Covered:		Taxes:	<b>\$0.00</b>
Beds:		Fin Sq Ft:	<b>0</b>
Full Baths:		Acres:	<b>1.06</b>
Half Baths:			
En Suite:			
Equip/Apl:			

**Presented By: Jason Neumann**



**Residential Flyer - 11/02/2020****MLS® #: 10218141****Price: \$159,000****900 Two Mile Road, Sicamous, V0E 2V1****SM - Sicamous**

**ALL OFFERS SUBJECT to COURT APPROVAL "AS IS WHERE IS" NO WARRANTIES OR REPRESENTATIONS WHATSOEVER. Older house w/carport on .54 acre (freehold) backs onto crown land and runs next to Sicamous creek, has an attached shed plus another Shop (20.4 x 24) 200 AMP and poured concrete floor with mezzanine, close to Sicamous 2 miles out of town & walking distance to Mara Lake & 2 public beaches and boat launch. NO CHATTELS on offer. All measurements are approx. and not to be relied upon. Bank Foreclosure. Buyers must have their own agent to view and buyer must do their own due diligence & verify all info if deemed important**

Type: **Single Family Residential**Year Built: **1940**Dsc Yr Blt: **Approximate**

Garage:

Covered:

Beds: **3**Full Baths: **1**Half Baths: **0**En Suite: **No Ensuite Bathrooms**

Equip/Apl:

Basement: **Crawl**

Heat/Cool:

Water: **Well**Sewage: **Septic**Taxes: **\$2,690.00**Fin Sq Ft: **1,294**Acres: **0.54**

<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Room</u>	<u>Level</u>	<u>Dimensions</u>
Kitchen	L1	11'4X13	Master Bedroom	L1	13X10
Bathroom - Full	L1		Living Room	L1	13'4X19'7
Bedroom	L2	9'4X10	Bedroom	L2	9'4X10
Loft	L2	11'4X11'6	Nook	L1	9'1X10
Laundry	L1	10X9'3	Workshop	L1	20'4X24

**Presented By: Jason Neumann**

**Residential Flyer - 11/02/2020****MLS® #: 10213083****Price: \$249,000****5260 Trans Canada Highway, Malakwa, V0E 2J0****SM - Sicamous**

**COURT ORDERED SALE ! "AS IS WHERE IS" 8.95 Acres on Eagle River with old house and large shop approx. 1 km past the last spike heading East to Revelstoke from Sicamous. This property is BANK FORECLOSURE SUBJ to COURT APPROVAL "AS IS WHERE IS" no warranties or representations whatsoever. All measurements are approx. and not to be relied upon. Buyer or buyers agent to verify all info if deemed important. ALL OFFERS must have min \$10,000 deposit & be subject to court approval, SCHEDULE A MUST be attached to ALL offers, agents available in supplements for your buyers. \*\*Listing agent represents SELLER ONLY you must have your own**

Type:	<b>Single Family Residential</b>	Basement:	<b>Grade Level Entry</b>
Year Built:	<b>1990</b>	Heat/Cool:	
Dsc Yr Blt:	<b>Approximate</b>	Water:	<b>Well</b>
Garage:	<b>Detached, Workshop</b>	Sewage:	<b>Septic</b>
Covered:	<b>4</b>	Taxes:	<b>\$2,286.00</b>
Beds:	<b>3</b>	Fin Sq Ft:	<b>900</b>
Full Baths:	<b>2</b>	Acres:	<b>8.95</b>
Half Baths:	<b>0</b>		
En Suite:	<b>No Ensuite Bathrooms</b>		
Equip/Appl:			

<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Room</u>	<u>Level</u>	<u>Dimensions</u>
<b>Living Room</b>	<b>L1</b>	<b>20X17</b>	<b>Dining Room</b>	<b>L1</b>	<b>8X7</b>
<b>Kitchen</b>	<b>L1</b>	<b>10X8</b>	<b>Master Bedroom</b>	<b>L1</b>	<b>12X11</b>
<b>Bedroom</b>	<b>L1</b>	<b>11X9</b>	<b>Bedroom</b>	<b>B</b>	<b>21X14</b>
<b>Bathroom - Full</b>	<b>L1</b>		<b>Bathroom - Full</b>	<b>L1</b>	

**Presented By: Jason Neumann**

**Residential Flyer - 11/02/2020****MLS® #: 10217017****Price: \$900,000****500 Old Spallumcheen Road, Sicamous, V0E 2V0****SM - Sicamous**

23.7 Acres overlooking the City of Sicamous, this property offers stunning views of both Shuswap & Mara Lake along with the Town of Sicamous. Property is fully serviced including paved road. Right across the channel in the heart of Sicamous, down the road from on of the areas most beautiful Golf courses, Hide Mountain. Unique prime location for development. The City of Sicamous is a very co-operative towards developers and is very eager to have this property developed. All offers are subject to Court approval.

Type: **Lots and Acreages**

Year Built:

Dsc Yr Blt:

Garage:

Covered:

Beds:

Full Baths:

Half Baths:

En Suite:

Equip/Apl:

Basement:

Heat/Cool:

Water: **Municipal**Sewage: **Sewer Not Connected**Taxes: **\$6,023.00**Fin Sq Ft: **0**Acres: **23.70****Presented By: Jason Neumann**

**Residential Flyer - 11/02/2020****MLS® #: 10207567****Price: \$825,000****3937 Settle Road, White Lake, V0E 2W1****TS - Tappen / Sunnybrae**

If you love to fish, this White Lake property may be just what you are looking for! Located on one of the best fishing lakes BC has to offer, this custom built home with over 100 feet of frontage on White Lake and offers so much potential. Featuring spacious 2,000 square foot main floor with open living area, large view windows, high ceilings, log beams, 2 main floor bedrooms plus upstairs master suite (unfinished). Two lower levels with large rec room and storage/workshop. Private 0.72 acre property is part of bare land strata. Court Ordered Sale.

Type:	<b>Single Family Residential</b>	Basement:	<b>Full</b>
Year Built:	<b>2007</b>	Heat/Cool:	
Dsc Yr Blt:	<b>Approximate</b>	Water:	<b>Shallow Well</b>
Garage:		Sewage:	<b>Septic</b>
Covered:		Taxes:	<b>\$2,876.00</b>
Beds:	<b>3</b>	Fin Sq Ft:	<b>2,724</b>
Full Baths:	<b>1</b>	Acres:	<b>0.72</b>
Half Baths:	<b>0</b>		
En Suite:	<b>No Ensuite Bathrooms</b>		
Equip/Apl:			

<u>Room</u>	<u>Level</u>	<u>Dimensions</u>	<u>Room</u>	<u>Level</u>	<u>Dimensions</u>
Living Room	L1	14X12	Kitchen	L1	15X12
Dining Room	L1	13X15	Family Room	L1	12X15
Foyer	L1	8X12	Laundry	L1	7X6
Den / Office	L1	9X9	Bedroom	L1	11X10
Bedroom	L1	10X10	Bathroom - Full	L1	
Master Bedroom	L2	15X14	Rec Room	B	45X22

**Presented By: Jason Neumann**