



Presented by:
Luis Ayala PREC*

Metro Edge Realty
Phone: 604-551-4418
http://www.luisayala.ca
luisayala@shaw.ca



Active
R2389815

Board: V
House/Single Family

13319 KAMMERLE ROAD

Sunshine Coast
Pender Harbour Egmont
V0N 1S1

Residential Detached

\$309,000 (LP)

(SP)



Sold Date:	Frontage (feet):	80.00	Original Price: \$309,000
Meas. Type: Feet	Bedrooms:	3	Approx. Year Built: 1979
Depth / Size: 128	Bathrooms:	2	Age: 40
Lot Area (sq.ft.): 10,240.00	Full Baths:	1	Zoning: R2
Flood Plain: No	Half Baths:	1	Gross Taxes: \$1,363.00
Rear Yard Exp: East			For Tax Year: 2018
Council Apprv?:			Tax Inc. Utilities?: No
If new, GST/HST inc?: No			P.I.D.: 007-710-526
			Tour:

View: **No :**
Complex / Subdiv: **GARDEN BAY**
Services Connected: **Electricity**
Sewer Type: **Septic**

Style of Home: **1 1/2 Storey**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **0**
Fireplace Fuel:
Water Supply: **City/Municipal**
Fuel/Heating: **Baseboard**
Outdoor Area: **Patio(s) & Deck(s)**
Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:

Metered Water: **Y**

Total Parking: Covered Parking: Parking Access:
Parking: **Open**
Dist. to Public Transit:
Title to Land: **Freehold NonStrata**
Dist. to School Bus:
Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No : AS IS WHERE IS**
Fixtures Rmvd: **No : AS IS WHERE IS**
Floor Finish: **Mixed**

Legal: **LT 5 BLK A DL 2011 PL 15022**

Amenities: **None**

Site Influences: **Recreation Nearby, Rural Setting**

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	10' x 10'			x			x
Main	Living Room	12' x 12'			x			x
Main	Dining Room	10' x 10'			x			x
Main	Kitchen	10' x 8'			x			x
Main	Bedroom	11' x 10'			x			x
Main	Laundry	8' x 6'			x			x
Above	Bedroom	15' x 15'			x			x
Above	Bedroom	14' x 14'			x			x
		x			x			x
		x			x			x

Finished Floor (Main): 798	# of Rooms: 8	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above): 400	# of Kitchens: 1	1	Main	2	No	Barn:
Finished Floor (Below): 0	# of Levels: 2	2	Above	4	No	Workshop/Shed:
Finished Floor (Basement): 0	Suite: None	3				Pool:
Finished Floor (Total): 1,198 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
	Beds in Basement: 0	5				Grg Dr Ht:
Unfinished Floor: 0	Basement: Crawl	6				
Grand Total: 1,198 sq. ft.	Beds not in Basement: 3	7				
		8				

Listing Broker(s): **RE/MAX Oceanview Realty**

Set in lovely Garden Bay, a small waterfront community in Pender Harbour, Sunshine Coast of British Columbia. This cabin is a great weekend getaway. Home needs some love and attention. 3 bedrooms, 1.5 baths. Call your Agent today to view this home. As Is/Where Is. DO NOT ENTER PROPERTY WITHOUT AN APPT.



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Active
R2392475
Board: V
House/Single Family

808 MARINE DRIVE

Sunshine Coast
Gibsons & Area
V0N 1V1

Residential Detached

\$995,000 (LP)
(SP)



Sold Date: Frontage (feet): **50.00** Original Price: **\$995,000**
Meas. Type: **Feet** Bedrooms: **4** Approx. Year Built: **1915**
Depth / Size: **116** Bathrooms: **5** Age: **104**
Lot Area (sq.ft.): **5,850.00** Full Baths: **4** Zoning: **C2**
Flood Plain: Half Baths: **1** Gross Taxes: **\$5,144.00**
Rear Yard Exp: For Tax Year: **2018**
Council Apprv?: Tax Inc. Utilities?:
If new, GST/HST inc?: P.I.D.: **004-389-719**
Tour:
View: **Yes: WATER VIEWS**
Complex / Subdiv: **GRANTHAM'S LANDING**
Services Connected: **Electricity, Natural Gas, Septic, Water**
Sewer Type:

Style of Home: **2 Storey w/Bsmt., Other**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **2**
Fireplace Fuel: **Natural Gas, Wood**
Water Supply: **City/Municipal**
Fuel/Heating: **Electric, Natural Gas, Wood**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Wood**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:

Metered Water:

Total Parking: Covered Parking: Parking Access: **Front**
Parking: **Open**
Dist. to Public Transit: **1** Dist. to School Bus:
Title to Land: **Freehold NonStrata**
Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No**
Fixtures Rmvd: **:**
Floor Finish: **Hardwood, Vinyl/Linoleum**

Legal: **LOT 1 BLOCK 5 DISTRICT LOT 687 PLAN 2075**

Amenities:

Site Influences: **Central Location, Marina Nearby, Paved Road, Recreation Nearby, Shopping Nearby, Waterfront Property**

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Master Bedroom	18'10 x 12'2	Bsmt	Bedroom	11'7 x 10'4			x
Main	Dining Room	12'6 x 11'9	Bsmt	Kitchen	15'5 x 8'			x
Main	Living Room	18'4 x 14'2	Bsmt	Foyer	9'3 x 8'1			x
Main	Kitchen	12'7 x 9'3	Bsmt	Laundry	6'6 x 5'11			x
Main	Great Room	28'2 x 19'	Above	Kitchen	12'7 x 9'3			x
Main	Office	13'11 x 7'1	Above	Den	12'8 x 10'4			x
Main	Mud Room	10'10 x 9'	Above	Bedroom	13'7 x 10'4			x
Main	Storage	13' x 9'	Above	Walk-In Closet	4'4 x 3'7			x
Main	Solarium	10'3 x 5'10	Above	Bedroom	15'6 x 10'4			x
Bsmt	Living Room	13'1 x 10'4			x			x

Finished Floor (Main): **2,153**
Finished Floor (Above): **899**
Finished Floor (Below): **0**
Finished Floor (Basement): **620**
Finished Floor (Total): **3,672 sq. ft.**

Unfinished Floor: **279**
Grand Total: **3,951 sq. ft.**

of Rooms: **19**
of Kitchens: **3**
of Levels: **3**
Suite: **Other**
Crawl/Bsmt. Height:
Beds in Basement: **1** Beds not in Basement: **3**
Basement: **Partly Finished, Separate Entry**

Bath	Floor	# of Pieces	Ensuite?
1	Main	2	No
2	Main	3	No
3	Below	3	No
4	Below	3	No
5	Above	3	No
6			
7			
8			

Outbuildings
Barn:
Workshop/Shed:
Pool:
Garage Sz:
Grg Dr Ht:

Listing Broker(s): **RE/MAX Oceanview Realty**

Waterfront in Gibsons under a Million! Are you kidding?! One of the best waterfront offerings on the Sunshine Coast! Currently used as a residential home it offers a main home with large attached area that could be a art or yoga studio (previously the Granthams Post office). There is another separate living area upstairs, a suite down AND a waterfront cottage! Lovely hardwood floors, old world style - lots of room for friends & family to enjoy their own space! How about a group purchase? 2 families - get in for \$500,000 each for waterfront! Are you kidding? A once in a lifetime opportunity for someone who plans to settle in, make a life and a living on the Sunshine Coast! C 2 zoning allows for commercial usage too. Land value alone makes sense - at this price it's a steal!



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Active
R2393257
Board: V
House/Single Family

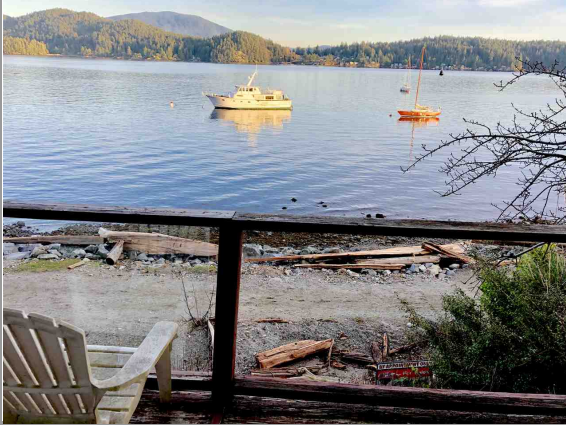
476 MARINE DRIVE

Sunshine Coast
Gibsons & Area
V0N 1V1

Residential Detached

\$725,500 (LP)

(SP)



Sold Date: Frontage (feet): **33.00** Original Price: **\$759,990**
Meas. Type: **Feet** Bedrooms: **1** Approx. Year Built: **9999**
Depth / Size: **89.00'** Bathrooms: **0** Age: **999**
Lot Area (sq.ft.): **2,970.00** Full Baths: **0** Zoning: **CDA-1**
Flood Plain: Half Baths: **0** Gross Taxes: **\$4,758.67**
Rear Yard Exp: For Tax Year: **2018**
Council Apprv?: Tax Inc. Utilities?: **No**
If new, GST/HST inc?: **No** P.I.D.: **010-897-305**
Tour: **Virtual Tour URL**

View: **Yes: Panoramic Ocean Island & Mtns**
Complex / Subdiv: **LOWER GIBSONS**
Services Connected: **Water**
Sewer Type:

Style of Home: **1 1/2 Storey**
Construction: **Frame - Wood**
Exterior: **Mixed**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations: **Partly**
of Fireplaces: **0**
Fireplace Fuel:
Water Supply: **City/Municipal**
Fuel/Heating: **Other**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Other**

Reno. Year: **9999**
R.I. Plumbing:
R.I. Fireplaces: **1**

Metered Water:

Total Parking: **2** Covered Parking: **2** Parking Access: **Front**
Parking: **Garage; Double**
Dist. to Public Transit: **1 BLOCK** Dist. to School Bus:
Title to Land: **Freehold NonStrata**
Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No**
Fixtures Rmvd: **No : AS IS/WHERE IS**
Floor Finish: **Hardwood**

Legal: **LOT E, BLOCK D, PLAN VAP6401, DISTRICT LOT 686, NEW WESTMINSTER LAND DISTRICT, & BLKS H & J**

Amenities:

Site Influences: **Central Location, Paved Road, Shopping Nearby, Waterfront Property**

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Kitchen	5' x 5'			x			x
Main	Living Room	5' x 5'			x			x
Main	Bedroom	5' x 5'			x			x
Main	Eating Area	5' x 5'			x			x
Below	Flex Room	5' x 5'			x			x
Below	Storage	5' x 5'			x			x
Bsmt	Workshop	5' x 5'			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	692	# of Rooms:	7	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens:	1	1	Main	0	No	Barn:
Finished Floor (Below):	300	# of Levels:	2	2				Workshop/Shed:
Finished Floor (Basement):	150	Suite:	None	3				Pool:
Finished Floor (Total):	1,142 sq. ft.	Crawl/Bsmt. Height:		4				Garage Sz:
		Beds in Basement: 0	Beds not in Basement: 1	5				Grg Dr Ht:
Unfinished Floor:	200	Basement:	Partly Finished	6				
Grand Total:	1,342 sq. ft.			7				
				8				

Listing Broker(s): **RE/MAX City Realty**

\$134,000 below Assessment, this esplanade waterfront property is right on the seawall in the heart of fantastic Gibsons Landing. Small home right down by water with big potential. Choose your finishings - home is almost bare as it had a renovation in progress. You can get the cottage feel with high ceilings, wood floors, and amazing solid water views from each level. Property has a level off street parking and a large garage with enclosed bonus studio area below it. Home and property will need finishing and work, but your end result will be outstanding. Please view from the seawall access from the pier in Gibsons, it is within a block of the centre of the best part of town. Call for info pack or to book viewing. Good drone panorama on realtor site: enjoy coast life!



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Active
R2394772
Board: V
House/Single Family

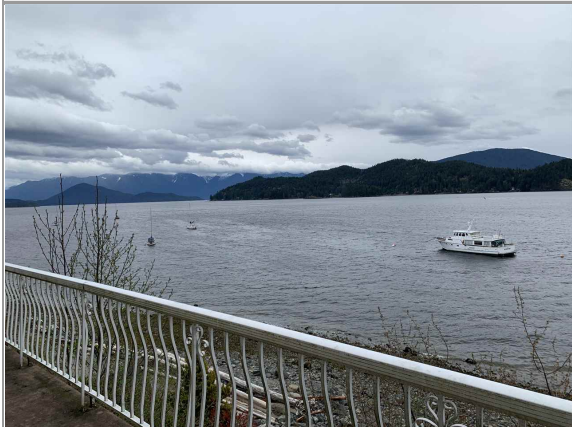
462 MARINE DRIVE

Sunshine Coast
Gibsons & Area
V0N 1V0

Residential Detached

\$784,500 (LP)

(SP)



Sold Date:	Frontage (feet):	33.00	Original Price: \$784,500
Meas. Type: Feet	Bedrooms:	2	Approx. Year Built: 9999
Depth / Size: 89	Bathrooms:	2	Age: 999
Lot Area (sq.ft.): 2,831.00	Full Baths:	1	Zoning: CDA
Flood Plain:	Half Baths:	1	Gross Taxes: \$4,787.57
Rear Yard Exp:			For Tax Year: 2018
Council Apprv?:			Tax Inc. Utilities?:
If new, GST/HST inc?:			P.I.D.: 010-897-291
			Tour:

View: **Yes: ocean and islands and mtns**

Complex / Subdiv:

Services Connected: **Electricity, Sanitary Sewer, Water**

Sewer Type:

Style of Home: **2 Storey**
Construction: **Frame - Wood**
Exterior: **Stucco**
Foundation: **Concrete Perimeter**
Rain Screen:
Renovations:
of Fireplaces: **0**
Fireplace Fuel:
Water Supply: **City/Municipal**
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Sundeck(s)**
Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:

Metered Water:

Total Parking: **2** Covered Parking: **1** Parking Access: **Front**
Parking: **Carport; Single**

Dist. to Public Transit: **at door** Dist. to School Bus:
Title to Land: **Freehold NonStrata**

Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No** :
Fixtures Rmvd: :
Floor Finish:

Legal: **LOT B, BLOCK D, PLAN VAP6401, DISTRICT LOT 686, GROUP 1, NEW WESTMINSTER LAND DISTRICT, & BLKS H & J**

Amenities:

Site Influences: **Waterfront Property**

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Living Room	20'9 x 14'4			x			x
Main	Kitchen	11'5 x 10'			x			x
Main	Eating Area	11'5 x 8'3			x			x
Main	Master Bedroom	12'2 x 9'10			x			x
Main	Bedroom	11'9 x 8'5			x			x
Main	Laundry	8'10 x 6'10			x			x
Below	Other	10'7 x 13'7			x			x
Below	Other	10'9 x 11'			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	1,009	# of Rooms:	8	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens:	1	1	Main	3	No	Barn:
Finished Floor (Below):	270	# of Levels:	2	2	Below	1	No	Workshop/Shed:
Finished Floor (Basement):	0	Suite:		3				Pool:
Finished Floor (Total):	1,279 sq. ft.	Crawl/Bsmt. Height:		4				Garage Sz:
		Beds in Basement: 0	Beds not in Basement: 2	5				Grg Dr Ht:
Unfinished Floor:	0	Basement: Full		6				
Grand Total:	1,279 sq. ft.			7				
				8				

Listing Broker(s): **Sutton Group-West Coast Realty**

Sutton Group-West Coast Realty

A great opportunity to own Esplanade WATERFRONT in the heart of the Lower Village. Home needs TLC but worth the effort to be able to enjoy the amazing location and incredible views. Easy access to the desirable seawalk, Marina, local coffee shops and other amenities.



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luisayala@shaw.ca



Active
R2380947

Board: V
House/Single Family

760 CHARTER ROAD

Islands-Van. & Gulf
Mayne Island
VON 2J1

Residential Detached

\$349,000 (LP)
(SP)



Sold Date:	Frontage (feet):	0.00	Original Price: \$349,000
Meas. Type: Feet	Bedrooms:	3	Approx. Year Built: 1998
Depth / Size:	Bathrooms:	1	Age: 21
Lot Area (sq.ft.): 0.00	Full Baths:	1	Zoning: SR
Flood Plain: No	Half Baths:	0	Gross Taxes: \$1,629.34
Rear Yard Exp: East			For Tax Year: 2018
Council Apprv?:			Tax Inc. Utilities?: No
If new, GST/HST inc?: No			P.I.D.: 004-021-835
			Tour:

View: **No :**
Complex / Subdiv:
Services Connected: **Electricity, Septic**
Sewer Type: **Septic**

Style of Home: **1 Storey**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Other**
Rain Screen:
Renovations:
of Fireplaces: **1**
Fireplace Fuel: **Wood**
Water Supply: **Community**
Fuel/Heating: **Baseboard, Wood**
Outdoor Area: **Sundeck(s)**
Type of Roof: **Asphalt**

Reno. Year:
R.I. Plumbing:
R.I. Fireplaces:

Metered Water:

Total Parking: **2** Covered Parking: Parking Access: **Rear**
Parking: **Open**
Dist. to Public Transit:
Title to Land: **Freehold NonStrata** Dist. to School Bus:
Property Disc.: **No**
PAD Rental:
Fixtures Leased: **No :**
Fixtures Rmvd: **Yes: AS IS, WHERE IS**
Floor Finish:

Legal: **LOT 31, PLAN VIP16189, SECTION 9, COWICHAN LAND DISTRICT, PORTION MAYNE ISLAND**

Amenities:

Site Influences: **Paved Road, Rural Setting**

Features:

Floor	Type	Dimensions	Floor	Type	Dimensions	Floor	Type	Dimensions
Main	Foyer	6'11 x 5'6			x			x
Main	Master Bedroom	13'11 x 11'4			x			x
Main	Bedroom	11'8 x 10'11			x			x
Main	Bedroom	10'2 x 9'10			x			x
Main	Living Room	17'1 x 17'			x			x
Main	Kitchen	10' x 8'8			x			x
Main	Dining Room	10' x 8'10			x			x
		x			x			x
		x			x			x
		x			x			x

Finished Floor (Main):	1,315	# of Rooms: 7	Bath	Floor	# of Pieces	Ensuite?	Outbuildings
Finished Floor (Above):	0	# of Kitchens: 1	1	Main	3	No	Barn:
Finished Floor (Below):	0	# of Levels: 1	2				Workshop/Shed:
Finished Floor (Basement):	0	Suite:	3				Pool:
Finished Floor (Total):	1,315 sq. ft.	Crawl/Bsmt. Height:	4				Garage Sz:
		Beds in Basement: 0	5				Grg Dr Ht:
Unfinished Floor:	0	Basement: Crawl	6				
Grand Total:	1,315 sq. ft.	Beds not in Basement: 3	7				
			8				

Listing Broker(s): **Gulfport Realty**

Situated on a .37 acre prime corner lot in Bennett Bay, this one level, 3 bedroom, 1278 sq. ft home was well built in 1998. The living/dining/kitchen area is laid out in open plan concept with a wood stove in one corner and large windows that overlook the front yard. Tall fir, cedar and arbutus trees give privacy from the road. Laundry facility is cleverly tucked away in the large utility closet. Landscape is level, natural and low maintenance. The home needs a new roof, decks and TLC to regain its full potential. This is a rare opportunity, don't miss it!