



Presented by:
Micky Kandola

Royal LePage - Wolstencroft
Phone: 604-530-0231

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Active
R2849930

Board: N
House with Acreage

6096 CEDAR CREEK ROAD

Williams Lake
Likely
VOL 1N0

Residential Detached

\$189,900 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$189,900
Meas. Type: Feet	Bedrooms: 2	Approx. Year Built: 1965
Frontage(feet): 0.00	Bathrooms: 1	Age: 59
Frontage(metres): 0.00	Full Baths: 1	Zoning: RR3
Depth / Size: 0	Half Baths: 0	Gross Taxes: \$1,440.30
Lot Area (sq.ft.): 0.00	Rear Yard Exp:	For Tax Year: 2023
Lot Area (acres): 3.66	P.I.D.: 008-295-816	Tax Inc. Utilities?: No
Flood Plain: No		Tour:
View: No :		
Complex/Subdiv:		
First Nation Reserve:		
Services Connected: Electricity, Septic, Water		
Sewer Type: Holding Tank	Water Supply: Well - Drilled	

Style of Home: **Rancher/Bungalow**
Construction: **Frame - Wood**
Exterior: **Vinyl**
Foundation: **Other**
concrete block mix

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Wood**
Fuel/Heating: **Baseboard, Wood**
Outdoor Area: **Patio(s)**
Type of Roof: **Metal**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:
Parking: **Open, RV Parking Avail.**
Driveway Finish:
Dist. to Public Transit:
Title to Land: **Freehold NonStrata** Dist. to School Bus:
Property Disc.: **No** Land Lease Expiry Year:
Fixtures Leased: **No :**
Fixtures Rmvd: **No :**
Floor Finish: **Wall/Wall/Mixed**

Legal: **DISTRICT LOT 12075, CARIBOO LAND DISTRICT, EXCEPT PLAN 24984**

Amenities: **None**

Site Influences:
Features:

Finished Floor (Main):	1,350	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	0	Main	Kitchen	11'6 x 15'3			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Living Room	19'4 x 19'8			x	Main 4
Finished Floor (Below):	0	Main	Bedroom	19'3 x 11'4			x	
Finished Floor (Basement):	0	Main	Bedroom	14'7 x 14'6			x	
Finished Floor (Total):	1,350sq. ft.			x			x	
Unfinished Floor:	0			x			x	
Grand Total:	1,350sq. ft.			x			x	
Flr Area (Det'd 2nd Res):	sq. ft.			x			x	
Suite: None				x			x	
Basement: None				x			x	
Crawl/Bsmt. Height:	# of Levels: 1	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 4	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **RE/MAX Williams Lake Realty**

Beautiful 3.66 acres located on the most beautiful street in Likely BC, approx. one hour from Williams Lake. Quaint little rancher style home, with 2 bedrooms and one 4 piece bath. Awesome wrap around driveway, little outbuildings for storage, covered deck and just a quick drive to the fantastic Cedar Creek Provincial Park which is located on the very desirable and gorgeous Quesnel Lake. This wonderful community has all the amenities needed, fuel, groceries, restaurant, hotel and a school nearby along with the Mount Polley Mine.



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Active
R2847877
Board: N
House with Acreage

17601 CROW CREEK ROAD

Houston
Houston - Rural
VOJ 1E1

Residential Detached

\$290,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$290,000
Meas. Type: Feet	Bedrooms: 2	Approx. Year Built: 2008
Frontage(feet):	Bathrooms: 0	Age: 16
Frontage(metres):	Full Baths: 0	Zoning: H2
Depth / Size:	Half Baths: 0	Gross Taxes: \$683.01
Lot Area (sq.ft.): 0.00	Rear Yard Exp:	For Tax Year: 2023
Lot Area (acres): 160.00	P.I.D.: 015-191-052	Tax Inc. Utilities?: No
Flood Plain:		Tour:
View: Yes: Mountains and Valley		
Complex/Subdiv:		
First Nation Reserve:		
Services Connected: None		
Sewer Type: None	Water Supply: None	

Style of Home: **Cabin**
Construction: **Other**
Exterior: **Mixed, Wood**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **0** R.I. Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Other**
Outdoor Area: **Balcny(s) Patio(s) Dck(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:
Parking: **Open**
Driveway Finish:
Dist. to Public Transit:
Title to Land: **Freehold NonStrata** Dist. to School Bus:
Property Disc.: **Yes** Land Lease Expiry Year:
Fixtures Leased: **No** :
Fixtures Rmvd: :
Floor Finish:

Legal: **THE SOUTHEAST 1/4 OF DISTRICT LOT 3356 RANGE 5 COAST DISTRICT**

Amenities: **None**

Site Influences: **Gravel Road, Rural Setting, Treed**

Features:

Finished Floor (Main):	784	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	450	Main	Great Room	25'2 x 25'3			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Above	Other	13' x 28'			x	
Finished Floor (Below):	0	Above	Bedroom	16' x 9'5			x	
Finished Floor (Basement):	0	Above	Bedroom	16' x 9'5			x	
Finished Floor (Total):	1,234sq. ft.			x			x	
Unfinished Floor:	0			x			x	
Grand Total:	1,234sq. ft.			x			x	
Flr Area (Det'd 2nd Res):	sq. ft.			x			x	
Suite:				x			x	
Basement:None				x			x	
Crawl/Bsmt. Height:	# of Levels: 2	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 0	# of Rooms: 4	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **Royal LePage Aspire Realty**

"Once in a blue moon" best describes this incredible land ownership opportunity. Remote 160 acre property located an approximate 15 minute drive south off of Highway 16 west of Burns Lake. Unique stack wall home built to lock up on a solid foundation with a good roof. Never finished and vacant, it stands a testament to the craftsmanship of the original builder. Partially finished interior but a clean canvas exists for your finishing touches. Grand views from the covered deck looking south across a small valley with Crow Creek meandering the entire width of this epic property. A few small meadows and some fencing for livestock is in the valley bottom. Healthy coniferous forest in varying stage of maturity add value. Off grid potential if your so inclined - BC Hydro line in the vicinity.



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Active
R2848138
Board: N
House with Acreage

12 ROCKY MOUNTAIN ROAD

Fort Nelson
Fort Nelson - Rural
VOC 1R0

Residential Detached

\$314,900 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$314,900
Meas. Type: Feet	Bedrooms: 3	Approx. Year Built: 2008
Frontage(feet): 0.00	Bathrooms: 2	Age: 16
Frontage(metres): 0.00	Full Baths: 2	Zoning: RR-1
Depth / Size: 0	Half Baths: 0	Gross Taxes: \$2,473.60
Lot Area (sq.ft.): 0.00	Rear Yard Exp:	For Tax Year: 2023
Lot Area (acres): 4.74	P.I.D.: 023-473-223	Tax Inc. Utilities?: No
Flood Plain:		Tour:
View: No :		
Complex/Subdiv:		
First Nation Reserve:		
Services Connected:	Electricity, Lagoon, Natural Gas, Water	
Sewer Type: Lagoon	Water Supply: City/Municipal	

Style of Home: **Rancher/Bungalow**
Construction: **Modular/Prefab**
Exterior: **Fibre Cement Board**
Foundation: **Other**
STEEL PILINGS

Renovations:
of Fireplaces: R.I. Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Forced Air, Natural Gas**
Outdoor Area: **Sundeck(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking:	Covered Parking:	Parking Access:
Parking: Open		
Driveway Finish:		
Dist. to Public Transit:		Dist. to School Bus:
Title to Land: Freehold NonStrata		Land Lease Expiry Year:
Property Disc.: No		
Fixtures Leased: No :		
Fixtures Rmvd: No :		
Floor Finish: Hardwood, Tile		

Legal: **LOT 15 DISTRICT LOT 954 PEACE RIVER DISTRICT PLAN PGP40133 MHR# 095105 CSA# 68831**

Amenities:

Site Influences: **Golf Course Nearby**

Features:

Finished Floor (Main):	1,848	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	0	Main	Foyer	7'4 x10'9			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Kitchen	13'7 x12'9			x	Main 4
Finished Floor (Below):	0	Main	Dining Room	13'4 x10'10			x	Main 5
Finished Floor (Basement):	0	Main	Living Room	12'9 x22'4			x	
Finished Floor (Total):	1,848sq. ft.	Main	Primary Bedroom	15'5 x13'			x	
Unfinished Floor:	0	Main	Bedroom	12'7 x10'6			x	
Grand Total:	1,848sq. ft.	Main	Bedroom	9'7 x11'7			x	
			Study	12'7 x12'7			x	
				x			x	
				x			x	
				x			x	
				x			x	
Suite: None								
Basement: None								
Crawl/Bsmt. Height:	# of Levels: 1	Manuf Type: Double Wide	Registered in MHR?: Yes	PAD Rental:				
# of Kitchens: 1	# of Rooms: 8	MHR#: 095105	CSA/BCE: 68831	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **Royal LePage Fort Nelson Realty**

Quality is top of mind at every turn! Stunning 3 bed, 2 bath plus study with gleaming hardwood throughout and space galore! Sprawling ensuite and WIC with direct access to sunken hot tub on the 66 ft long composite covered deck! Partial open concept allows ease to entertain without minding the mess! Beautiful, bright and airy family room with french-doors leading directly to the study will complement your lifestyle if you are working from home or containing toys! Hardi-board siding, wrap-around driveway and wired shop top of this one-of-a-kind acreage!



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Active
R2840873
Board: N
House with Acreage

5819 S 97 HIGHWAY

Quesnel
Quesnel - Town
V2J 6L8

Residential Detached

\$315,000 (LP)

(SP)



Sold Date: If new, GST/HST inc?: **No** Original Price: **\$315,000**
Meas. Type: **Feet** Bedrooms: **2** Approx. Year Built: **1942**
Frontage(feet): **0.00** Bathrooms: **2** Age: **82**
Frontage(metres): **0.00** Full Baths: **1** Zoning: **RR1**
Depth / Size: **0** Half Baths: **1** Gross Taxes: **\$943.35**
Lot Area (sq.ft.): **26.02** Rear Yard Exp: For Tax Year: **2023**
Lot Area (acres): **0.00** P.I.D.: **015-290-867** Tax Inc. Utilities?: **No**
Flood Plain: **Exempt** Tour:
View: **Yes: MEADOW**
Complex/Subdiv: **KERSLEY**
First Nation Reserve:
Services Connected: **Electricity, Septic, Water**
Sewer Type: **Septic** Water Supply: **Well - Drilled**

Style of Home: **1 1/2 Storey**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Other**
ROCK BOULDERS

Renovations:
of Fireplaces: **0** R.I. Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Baseboard, Electric**
Outdoor Area: **Patio(s)**
Type of Roof: **Metal**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing: **No**

Total Parking: **10** Covered Parking: **2** Parking Access: **Front**
Parking: **DetachedGrge/ Carport, Open, RV Parking Avail.**
Driveway Finish: **Gravel**
Dist. to Public Transit:
Title to Land: **Freehold NonStrata** Dist. to School Bus:
Property Disc.: **Yes** Land Lease Expiry Year:
Fixtures Leased: **No :**
Fixtures Rmvd: **No :**
Floor Finish: **Mixed**

Legal: **LOT 1 DISTRICT LOT 9 CARIBOO DISTRICT PLAN 34253**

Amenities: **Storage, Workshop Detached**

Site Influences: **Paved Road, Private Setting, Private Yard, Recreation Nearby, Rural Setting**

Features:

Finished Floor (Main):	672	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	440	Main	Kitchen	14'8 x 7'7			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Dining Room	11'7 x 11'			x	Main 2
Finished Floor (Below):	0	Main	Living Room	19'8 x 11'6			x	Above 4
Finished Floor (Basement):	0	Main	Mud Room	8'9 x 7'7			x	
Finished Floor (Total):	1,112sq. ft.	Above	Primary Bedroom	15'3 x 13'			x	
Unfinished Floor:	0	Above	Bedroom	12'4 x 8'5			x	
Grand Total:	1,112sq. ft.			x			x	
Flr Area (Det'd 2nd Res):	sq. ft.			x			x	
Suite: None				x			x	
Basement: None				x			x	
Crawl/Bsmt. Height:	# of Levels: 2	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 6	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **RE/MAX Quesnel Realty (1976)**

Beautiful acreage south of the city. Level and usable 26.02 acres with a 1.5 storey, 2 bedroom home and massive 38' x 122' metal Quonset domed building that could be a shop, barn, or whatever. Located just 15 minutes South of Quesnel and just 5 minutes South of Kersley with great highway access.



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Active
R2843023
Board: N
House with Acreage

1625 MALLARD DRIVE

Williams Lake
Esler/Dog Creek
V2G 4X4

Residential Detached

\$326,100 (LP)

(SP)



Sold Date: If new, GST/HST inc?: Original Price: **\$345,000**
Meas. Type: **Feet** Bedrooms: **4** Approx. Year Built: **9999**
Frontage(feet): **0.00** Bathrooms: **2** Age: **999**
Frontage(metres): **0.00** Full Baths: **1** Zoning: **RR1**
Depth / Size: **0** Half Baths: **1** Gross Taxes: **\$1,603.02**
Lot Area (sq.ft.): **0.00** Rear Yard Exp: **Southwest** For Tax Year: **2023**
Lot Area (acres): **10.90** P.I.D.: **003-962-971** Tax Inc. Utilities?: **No**
Flood Plain: Tour:
View: **Yes: MOUNTAINS & VALLEY**
Complex/Subdiv: **SPRINGHOUSE**
First Nation Reserve:
Services Connected: **Electricity, Septic, Water**
Sewer Type: **Septic** Water Supply: **Well - Drilled**

Style of Home: **Rancher/Bungalow**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Preserved Wood**

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Wood**
Fuel/Heating: **Forced Air, Propane Gas, Wood**
Outdoor Area: **Fenced Yard, Sundeck(s)**
Type of Roof: **Metal**

Reno. Year: **9999**
Rain Screen:
Metered Water:
R.I. Plumbing: **No**

Total Parking: **6** Covered Parking: **0** Parking Access: **Front, Side**
Parking: **Add. Parking Avail., Open, RV Parking Avail.**
Driveway Finish:
Dist. to Public Transit:
Title to Land: **Freehold NonStrata** Dist. to School Bus:
Property Disc.: **Yes** Land Lease Expiry Year:
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Mixed**

Legal: **LOT 13 SECTION 19 TOWNSHIP 44 AND OF SECTION 24 TOWNSHIP 46 LILLOOET DISTRICT PLAN 23403**

Amenities: **Independent living, Storage, Workshop Detached**

Site Influences: **Paved Road, Private Setting, Private Yard, Recreation Nearby, Rural Setting, Shopping Nearby**

Features:

Finished Floor (Main):	1,900	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	0	Main	Kitchen	13' x 9'			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Dining Room	18' x 10'4			x	Main 4
Finished Floor (Below):	0	Main	Living Room	17'2 x 15'			x	Main 2
Finished Floor (Basement):	0	Main	Family Room	14' x 9'4			x	
Finished Floor (Total):	1,900sq. ft.	Main	Primary Bedroom	12' x 11'			x	
Unfinished Floor:	0	Main	Bedroom	10' x 9'2			x	
Grand Total:	1,900sq. ft.	Main	Bedroom	10' x 10'			x	
Flr Area (Det'd 2nd Res):	sq. ft.	Main	Bedroom	13'6 x 9'6			x	
			Laundry	10'4 x 6'			x	
				x			x	
				x			x	
				x			x	
				x			x	
Suite: None								
Basement: Crawl								
Crawl/Bsmt. Height:	# of Levels: 1	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 9	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **Royal LePage Interior Properties**

10.9 ACRES OF BEAUTIFUL LAND! 20 minutes from Williams Lake - Southern exposure. Featuring approx. 1900+ sq. ft. Rancher style home, spacious living room, dining room, kitchen with door to rear yard and sundeck. 4 bedrooms, rec room, laundry, 2 baths - all of this located on a flat acreage. Fenced and cross fenced, outbuildings are of no value. Home is in need of updating.



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Active
R2841497
Board: N
House with Acreage

16511 255 ROAD

Fort St. John
Fort St. John - Rural E 100th
VOC 1Y0

Residential Detached

\$335,500 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$355,000
Meas. Type: Feet	Bedrooms: 5	Approx. Year Built: 1970
Frontage(feet): 0.00	Bathrooms: 2	Age: 54
Frontage(metres):	Full Baths: 2	Zoning: A-2
Depth / Size:	Half Baths: 0	Gross Taxes: \$984.17
Lot Area (sq.ft.): 0.00	Rear Yard Exp:	For Tax Year: 2023
Lot Area (acres): 40.17	P.I.D.: 014-536-111	Tax Inc. Utilities?: No
Flood Plain:		Tour:
View: :		
Complex/Subdiv:		
First Nation Reserve:		
Services Connected: Electricity, Lagoon, Natural Gas, Water		
Sewer Type: Lagoon	Water Supply: Cistern	

Style of Home: **Rancher/Bungalow w/Bsmt.**

Construction: **Frame - Wood**

Exterior: **Vinyl**

Foundation: **Preserved Wood**

Renovations:

of Fireplaces: R.I. Fireplaces:

Fireplace Fuel:

Fuel/Heating: **Forced Air, Natural Gas**

Outdoor Area: **Fenced Yard, Patio(s)**

Type of Roof: **Asphalt, Metal**

Reno. Year:

Rain Screen:

Metered Water:

R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:

Parking: **Add. Parking Avail., Open, RV Parking Avail.**

Driveway Finish:

Dist. to Public Transit:

Title to Land: **Freehold NonStrata**

Property Disc.: **No**

Fixtures Leased: **No :**

Fixtures Rmvd: **No :**

Floor Finish:

Dist. to School Bus:

Land Lease Expiry Year:

Legal: **LEGAL SUBDIVISION 10 SECTION 12 TOWNSHIP 87 RANGE 18 WEST OF THE 6TH MERIDIAN PEACE RIVER DISTRICT**

Amenities:

Site Influences: **Gravel Road, Private Setting, Private Yard, Rural Setting, Treed, Waterfront Property**

Features:

Finished Floor (Main):	1,020	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	0	Main	Kitchen	11'6" x 13'0"			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Dining Room	11'6" x 10'4"			x	Main 3
Finished Floor (Below):	0	Main	Living Room	11'4" x 10'4"			x	
Finished Floor (Basement):	0	Main	Primary Bedroom	11'4" x 19'4"			x	
Finished Floor (Total):	1,020sq. ft.	Main	Bedroom	8'10" x 9'4"			x	
Unfinished Floor:	916	Bsmt	Recreation Room	13'10" x 11'4"			x	Main 3
Grand Total:	1,936sq. ft.	Bsmt	Laundry	7'6" x 6'0"			x	
Flr Area (Det'd 2nd Res):	sq. ft.	Bsmt	Bedroom	9'4" x 11'4"			x	
		Bsmt	Bedroom	11'4" x 9'4"			x	
		Bsmt	Bedroom	11'4" x 11'4"			x	
Suite:				x			x	
Basement: Full, Unfinished				x			x	
				x			x	
Crawl/Bsmt. Height:	# of Levels: 2	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 10	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **Century 21 Energy Realty**

Indulge in the charm of rural living in this 5-bed, 2-bath farmhouse on 40 acres of private farm land. With fencing, outbuildings and cleared land this property will be the perfect place for those looking to put some distance between them and the hustle and bustle of the city. And, to sweeten the deal, this property has an annual lease revenue of \$4,100. Nestled in a secluded setting, it's your sanctuary to create memories, wake up to the sound of the river, and cultivate dreams on your own expansive property. This isn't just a house; it's an invitation to embrace the richness of rural living and privacy.



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Active
R2835354
Board: N
House with Acreage

12816 OLD HOPE ROAD

Fort St. John
Fort St. John - Rural W 100th
VOC 1H0

Residential Detached

\$339,900 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$389,900
Meas. Type: Feet	Bedrooms: 4	Approx. Year Built: 1980
Frontage(feet): 0.00	Bathrooms: 3	Age: 44
Frontage(metres): 0.00	Full Baths: 2	Zoning: R1
Depth / Size: 0	Half Baths: 1	Gross Taxes: \$2,688.43
Lot Area (sq.ft.): 0.00	Rear Yard Exp:	For Tax Year: 2023
Lot Area (acres): 4.50	P.I.D.: 007-386-125	Tax Inc. Utilities?: No
Flood Plain:		Tour:
View: No :		
Complex/Subdiv:		
First Nation Reserve:		
Services Connected:	Electricity, Natural Gas, Sanitary Sewer, Water	
Sewer Type: Community	Water Supply: Cistern, Well - Drilled	

Style of Home: **Basement Entry**
Construction: **Concrete Frame**
Exterior: **Vinyl**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **2** R.I. Fireplaces:
Fireplace Fuel: **Wood**
Fuel/Heating: **Natural Gas, Wood**
Outdoor Area: **Patio(s) & Deck(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:
Parking: **Carport & Garage**
Driveway Finish:
Dist. to Public Transit: Title to Land: **Freehold NonStrata** Dist. to School Bus:
Property Disc.: **Yes** Land Lease Expiry Year:
Fixtures Leased: **No :**
Fixtures Rmvd: **No :**
Floor Finish: **Wall/Wall/Mixed**

Legal: **LOT 2 SEC 17 TWP 84 RNG 19 WEST OF THE 6TH MERIDIAN PEACE RIVER DISTRICT PLAN 26023**

Amenities:

Site Influences: **Gravel Road, Marina Nearby, Rural Setting**

Features:

Finished Floor (Main):	1,740	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	0	Above	Kitchen	14'3 x 14'3			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Above	Dining Room	14'6 x 14'			x	Above 4
Finished Floor (Below):	0	Above	Living Room	19' x 14'6			x	Above 4
Finished Floor (Basement):	1,280	Above	Primary Bedroom	13'5 x 19'			x	Main 2
Finished Floor (Total):	3,020sq. ft.	Above	Flex Room	17' x 9'5			x	
Unfinished Floor:	0	Above	Bedroom	9'7 x 9'2			x	
Grand Total:	3,020sq. ft.	Above	Bedroom	15'1 x 10'1			x	
Flr Area (Det'd 2nd Res):	sq. ft.	Main	Foyer	7'2 x 7'9			x	
		Main	Bedroom	10'3 x 9'2			x	
				x			x	
				x			x	
				x			x	
				x			x	
Suite: None								
Basement: Fully Finished								
Crawl/Bsmt. Height:	# of Levels: 2	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 9	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **RE/MAX Action Realty Inc**

Large family home on 4.5 acres in Charlie Lake with detached garage. Huge patio deck with ample sunlight. Open-concept main floor with 2 separate living areas, complete with gas fireplace and a wood stove. Solarium off the master bedroom/living area. Charlie Lake sewer, a drilled well and cistern, round-about driveway. Nice home with ground-level entry, 3 bedrooms on upper level. Dining room has nice view of property. Lower level has 2 bedrooms, large rec room, laundry, and 2pc bath. RV parking with 30amp service. Detached garage/shop 16'x32'.



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Active
R2836814

Board: N
House with Acreage

9575 PILOT MOUNTAIN ROAD

PG Rural North
Chief Lake Road
V2K 5J3

Residential Detached

\$400,000 (LP)

(SP)



Sold Date: If new, GST/HST inc?: Original Price: **\$400,000**
Meas. Type: **Feet** Bedrooms: **5** Approx. Year Built: **1966**
Frontage(feet): **0.00** Bathrooms: **2** Age: **58**
Frontage(metres): **0.00** Full Baths: **2** Zoning: **RR1**
Depth / Size: **0** Half Baths: **0** Gross Taxes: **\$2,352.96**
Lot Area (sq.ft.): **0.00** Rear Yard Exp: For Tax Year: **2023**
Lot Area (acres): **2.01** P.I.D.: **011-763-329** Tax Inc. Utilities?: **No**
Flood Plain: **No** Tour:
View: **No :**
Complex/Subdiv:
First Nation Reserve:
Services Connected: **Electricity, Natural Gas, Septic, Water**
Sewer Type: **Septic** Water Supply: **Well - Drilled**

Style of Home: **3 Level Split**
Construction: **Frame - Wood**
Exterior: **Other**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Wood**
Fuel/Heating: **Baseboard, Forced Air, Natural Gas**
Outdoor Area: **Sundeck(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:
Parking: **Garage; Triple, RV Parking Avail.**
Driveway Finish:
Dist. to Public Transit: Title to Land: **Freehold NonStrata** Dist. to School Bus:
Property Disc.: **No** Land Lease Expiry Year:
Fixtures Leased: **No :**
Fixtures Rmvd: **No :**
Floor Finish: **Laminate, Tile, Wall/Wall/Mixed**

Legal: **LOT 3 DISTRICT LOT 2414 CARIBOO DISTRICT PLAN 16546**

Amenities:

Site Influences:

Features:

Finished Floor (Main):	1,612	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms	
Finished Floor (Above):	0	Main	Living Room	12'10 x 15'			x	Floor	#Pcs
Finished Floor (AbvMain2):	0	Main	Kitchen	17'7 x 8'5			x	Main	4
Finished Floor (Below):	0	Main	Dining Room	11'11 x 8'1			x	Bsmt	3
Finished Floor (Basement):	780	Main	Bedroom	9'4 x 9'2			x		
		Main	Primary Bedroom	15'4 x 9'4			x		
Finished Floor (Total):	2,392sq. ft.	Main	Walk-In Closet	8'9 x 5'4			x		
Unfinished Floor:	0	Main	Walk-In Closet	4'4 x 4'3			x		
Grand Total:	2,392sq. ft.	Main	Office	23'3 x 7'5			x		
		Main	Bedroom	13'4 x 11'3			x		
Flr Area (Det'd 2nd Res):	sq. ft.	Below	Foyer	10'4 x 9'3			x		
		Bsmt	Bedroom	13'4 x 8'1			x		
Suite: None		Main	Bedroom	11'9 x 11'5			x		
Basement: Full		Bsmt	Laundry	21' x 11'4			x		
Crawl/Bsmt. Height: # of Levels: 3		Manuf Type:		Registered in MHR?:		PAD Rental:			
# of Kitchens: 1 # of Rooms: 13		MHR#:		CSA/BCE:		Maint. Fee:			
ByLaw Restrictions:									

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

Great family home with spacious rooms throughout! 3 shops for the toys which would be a dream for the mechanic, tons of potential for the handyman who is willing to get the finishings done to this home, all this on 2 acres close to town. The home boasts 5 bedrooms, 2 baths, large entrance with tons of light, living room w/wood fireplace, nice open concept kitchen to the dining room. The lay of the land outside is flat and perfect for plenty of parking, a yard for the kids to play and room for another outbuilding if desired! Great opportunity, don't miss out! This is a court ordered sale, "Sold as is where is".



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Active
R2756336
Board: N
House with Acreage

15 FEDIW ROAD

Fort Nelson
Fort Nelson -Town
VOC 1R0

Residential Detached

\$414,000 (LP)

(SP)



Sold Date: If new, GST/HST inc?: Original Price: **\$670,000**
Meas. Type: **Feet** Bedrooms: **6** Approx. Year Built: **2001**
Frontage(feet): **0.00** Bathrooms: **4** Age: **23**
Frontage(metres): Full Baths: **3** Zoning: **R1**
Depth / Size: Half Baths: **1** Gross Taxes: **\$4,170.82**
Lot Area (sq.ft.): **0.00** Rear Yard Exp: For Tax Year: **2022**
Lot Area (acres): **4.45** P.I.D.: **005-587-531** Tax Inc. Utilities?: **No**
Flood Plain: Tour:
View: **No :**
Complex/Subdiv:
First Nation Reserve:
Services Connected: **Lagoon, Natural Gas, Water**
Sewer Type: **Lagoon** Water Supply: **Cistern**

Style of Home: **2 Storey**
Construction: **Frame - Wood**
Exterior: **Log**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: R.I. Fireplaces:
Fireplace Fuel:
Fuel/Heating: **Baseboard, Hot Water**
Outdoor Area: **Balcny(s) Patio(s) Dck(s), Sundeck(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:
Parking: **Add. Parking Avail., Garage; Double**
Driveway Finish:
Dist. to Public Transit: Dist. to School Bus:
Title to Land: **Freehold NonStrata** Land Lease Expiry Year:
Property Disc.: **No**
Fixtures Leased: **No :**
Fixtures Rmvd: **No :**
Floor Finish: **Hardwood, Tile**

Legal: **LOT 5 DISTRICT LOT 169 PEACE RIVER DISTRICT PLAN 29652**

Amenities:

Site Influences:

Features:

Finished Floor (Main):	3,696	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	1,472	Main	Great Room	24'5' x 24'2'			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Kitchen	14'8' x 15'			x	Main 5
Finished Floor (Below):	0	Main	Dining Room	9'6' x 14'8'			x	Main 2
Finished Floor (Basement):	0	Main	Bedroom	25'10 x 14'2'			x	Above 4
		Main	Bedroom	15'11 x 10'10			x	Above 3
Finished Floor (Total):	5,168sq. ft.	Main	Bedroom	15'9' x 13'7'			x	
Unfinished Floor:	0	Main	Study	14'4' x 13'7'			x	
Grand Total:	5,168sq. ft.	Main	Games Room	34'11 x 18'2'			x	
		Above	Bedroom	14'6' x 10'1'			x	
Flr Area (Det'd 2nd Res):	sq. ft.	Above	Bedroom	13'2' x 19'7'			x	
		Above	Primary Bedroom	18' x 24'10			x	
Suite: None		Above	Dressing Room	9'5' x 5'9'			x	
Basement: Crawl, None				x			x	
Crawl/Bsmt. Height:	# of Levels: 2	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 12	MHR#:	CSA/BCE:	Maint. Fee:				
ByLaw Restrictions:								

Listing Broker(s): **Royal LePage Fort Nelson Realty**

This stunning 6 bedroom 3.5 bathroom house on 4.45 acres has everything you need and more to make your country-living dreams come true! The log home throws rich textures, rugged accents and soaring ceilings throughout; complete with an entertainment wing that provides direct access to the sundeck and horse pasture. If you run out of room in the attached double bay garage, there is plenty more in the 58' X 39', 3-bay detached industrial grade shop located at the back of the property. Only 4 minutes to town this property is the definition of having it all at your fingertips.



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Active
R2824054

Board: N
House with Acreage

6419 KALUZA ROAD

100 Mile House
Forest Grove
V0K 1G0

Residential Detached

\$425,000 (LP)

(SP)



Sold Date: If new, GST/HST inc?: Original Price: **\$469,900**
Meas. Type: **Feet** Bedrooms: **2** Approx. Year Built: **2013**
Frontage(feet): Bathrooms: **2** Age: **11**
Frontage(metres): Full Baths: **2** Zoning: **RR1**
Depth / Size: Half Baths: **0** Gross Taxes: **\$954.59**
Lot Area (sq.ft.): **0.00** Rear Yard Exp: For Tax Year: **2023**
Lot Area (acres): **40.00** P.I.D.: **013-339-966** Tax Inc. Utilities?:
Flood Plain: Tour:
View: **Yes : Fields**
Complex/Subdiv:
First Nation Reserve:
Services Connected: **Electricity, Septic, Water**
Sewer Type: **Lagoon** Water Supply: **Other, Well - Shallow**

Style of Home: **1 1/2 Storey**
Construction: **Frame - Wood, Log**
Exterior: **Wood**
Foundation: **Other**
Concrete pads / post bases
Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Wood**
Fuel/Heating: **Wood**
Outdoor Area: **None**
Type of Roof: **Metal**
Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing: **Yes**
Total Parking: Covered Parking: Parking Access:
Parking: **Open**
Driveway Finish: **Gravel**
Dist. to Public Transit:
Title to Land: **Freehold NonStrata**
Property Disc.: **Yes**
Fixtures Leased: **No :**
Fixtures Rmvd: **No :**
Floor Finish: **Mixed**
Dist. to School Bus:
Land Lease Expiry Year:

Legal: **THE SOUTH WEST 1/4 OF THE SOUTH EAST 1/4 DISTRICT LOT 2872 LILLOOET DISTRICT**

Amenities: **Storage**

Site Influences: **Gravel Road, Private Setting, Rural Setting**

Features:

Finished Floor (Main):	1,485	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	250	Main	Living Room	13' x 13'			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Kitchen	8' x 8'8"			x	Main 4
Finished Floor (Below):	0	Main	Dining Room	13' x 10'			x	Above 3
Finished Floor (Basement):	0	Main	Bedroom	12' x 12'			x	
Finished Floor (Total):	1,735sq. ft.	Main	Mud Room	8'8" x 11'5"			x	
Unfinished Floor:	0	Main	Porch (enclosed)	17' x 7'			x	
Grand Total:	1,735sq. ft.	Main	Family Room	23'6" x 32'			x	
Flr Area (Det'd 2nd Res):	sq. ft.	Above	Bedroom	20'6" x 11'			x	
Suite: None							x	
Basement: None							x	
Crawl/Bsmt. Height:	# of Levels: 1	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 8	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **eXp Realty (100 Mile)**

eXp Realty (100 Mile)

Remote, off-grid acreage, surrounded by nature & wildlife, access to crown land from the gate, wood stove to keep you warm... if that got you excited, keep reading! Or better yet... grab your 4x4 & come see this private & beautiful 40 acre property with water, lagoon, & set up to run on solar or generator power. The original one room cabin with bachelor style living is cozy & functional but there has been the addition of a Sitka built log shell that just needs some finishing to add a large living space on the main plus a bedroom with ensuite (plumbing needs to be connected) in the loft. Lots of storage outside including a large tarp-style workshop and lean-to. Hunt right from your doorstep or toodle around the surrounding area and explore. If you love the outdoors this is the one



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Active
R2845160
Board: N
House with Acreage

7919 SEINEN ROAD

Houston
Houston - Rural
VOJ 1Z1

Residential Detached

\$475,000 (LP)

(SP) 



Sold Date: If new, GST/HST inc?: **No** Original Price: **\$475,000**
Meas. Type: **Feet** Bedrooms: **4** Approx. Year Built: **9999**
Frontage(feet): **3,673.0** Bathrooms: **2** Age: **999**
Frontage(metres): **1,119.5** Full Baths: **2** Zoning: **AG1**
Depth / Size: Half Baths: **0** Gross Taxes: **\$2,696.41**
Lot Area (sq.ft.): **0.00** Rear Yard Exp: For Tax Year: **2023**
Lot Area (acres): **160.00** P.I.D.: **011-067-748** Tax Inc. Utilities?: **No**
Flood Plain: Tour:
View: **Yes: Mountains from upper fields**
Complex/Subdiv:
First Nation Reserve:
Services Connected: **Electricity, Water**
Sewer Type: **Septic** Water Supply: **Well - Drilled**

Style of Home: 1 1/2 Storey	Total Parking: 4	Covered Parking:	Parking Access: Front
Construction: Frame - Wood	Parking: Open		
Exterior: Vinyl	Driveway Finish:		
Foundation: Other	Dist. to Public Transit:		Dist. to School Bus:
Posts on pads	Title to Land: Freehold NonStrata		Land Lease Expiry Year:
Renovations:	Property Disc.: Yes		
# of Fireplaces: 0 R.I. Fireplaces:	Fixtures Leased: No :		
Fireplace Fuel:	Fixtures Rmvd: No :		
Fuel/Heating: Forced Air, Propane Gas	Floor Finish: Mixed		
Outdoor Area: Sundeck(s)			
Type of Roof: Asphalt			

Legal: **DISTRICT LOT 744 RANGE 5 COAST DISTRICT**

Amenities: **Pool; Outdoor**

Site Influences: **Private Setting, Rural Setting**

Features:

Finished Floor (Main):	1,320	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	224	Main	Kitchen	9'6 x 15'			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Living Room	10' x 12'			x	Main 4
Finished Floor (Below):	0	Main	Dining Room	9'6 x 12'			x	Above 4
Finished Floor (Basement):	0	Main	Family Room	14'9 x 13'5			x	
Finished Floor (Total):	1,544sq. ft.	Main	Primary Bedroom	15' x 14'8			x	
Unfinished Floor:	0	Main	Bedroom	7'6 x 8'3			x	
Grand Total:	1,544sq. ft.	Above	Bedroom	11'9 x 13'2			x	
Flr Area (Det'd 2nd Res):	sq. ft.	Main	Bedroom	13'2 x 9'			x	
Suite: None							x	
Basement: Crawl							x	
Crawl/Bsmt. Height:	# of Levels: 2	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 8	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **RE/MAX Bulkley Valley**

Located just off Barrett Station Road between Houston & Smithers. This 160 acre hobby farm is set up for horses/livestock. The developed farmyard includes a horse barn (30 x 45), Quonset workshop (60 x 24) a 30 x 48 hay shed plus various small outbuildings. The rustic farm house features 4 bedrooms & 2 full baths with a large master bedroom & a family room addition. Large pool house building is approx. 3000 square feet & features a kitchen/bar area and may lend itself to be converted to a dwelling. Stock creek flows through the property seasonally, there is fencing, treed areas & an upper bench area for hay and pasture (estimated 45 acres). This could be the affordable farm property you've been looking for. All measurements are approximate and should be independently verified.



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Active
R2832427

Board: N
House with Acreage

7190 STAFFORD ROAD

PG Rural West
Blackwater
V2N 6H2

Residential Detached

\$529,000 (LP)

(SP)



Sold Date: If new, GST/HST inc?: Original Price: **\$590,000**
Meas. Type: **Feet** Bedrooms: **5** Approx. Year Built: **1981**
Frontage(feet): **0.00** Bathrooms: **3** Age: **43**
Frontage(metres): **0.00** Full Baths: **3** Zoning: **RR1**
Depth / Size: **0** Half Baths: **0** Gross Taxes: **\$2,845.88**
Lot Area (sq.ft.): **0.00** Rear Yard Exp: For Tax Year: **2023**
Lot Area (acres): **2.00** P.I.D.: **009-757-171** Tax Inc. Utilities?: **No**
Flood Plain: **No** Tour:
View: **No**
Complex/Subdiv:
First Nation Reserve:
Services Connected: **Electricity, Natural Gas, Septic, Water**
Sewer Type: **Septic** Water Supply: **Well - Drilled**

Style of Home: **Rancher/Bungalow w/ Bsmt.**
Construction: **Frame - Wood**
Exterior: **Other**
Foundation: **Other, Preserved Wood**
24X26 ADDITION IS CONCRETE

Renovations:
of Fireplaces: **0** R.I. Fireplaces:
Fireplace Fuel: **None**
Fuel/Heating: **Forced Air, Natural Gas, Wood**
Outdoor Area: **Sundeck(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:
Parking: **Garage; Double**
Driveway Finish:
Dist. to Public Transit: Dist. to School Bus:
Title to Land: **Freehold NonStrata** Land Lease Expiry Year:
Property Disc.: **No**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Laminate, Wall/Wall/Mixed**

Legal: **LOT 3 DISTRICT LOT 1595 CARIBOO DISTRICT PLAN 20849**

Amenities:

Site Influences: **Rural Setting**

Features:

Finished Floor (Main):	1,728	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	0	Main	Living Room	17'5 x 12'			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Kitchen	13'6 x 10'			x	Main 4
Finished Floor (Below):	0	Main	Dining Room	11' x 10'			x	Main 4
Finished Floor (Basement):	1,728	Main	Bedroom	12'8 x 11'1			x	Bsmt 3
Finished Floor (Total):	3,456sq. ft.	Main	Bedroom	14'7 x 11'1			x	
Unfinished Floor:	0	Main	Primary Bedroom	14'10 x 13'4			x	
Grand Total:	3,456sq. ft.	Main	Walk-In Closet	9'4 x 7'			x	
Flr Area (Det'd 2nd Res):	sq. ft.	Bsmt	Recreation Room	22'8 x 16'9			x	
Suite: None		Bsmt	Bedroom	26' x 24'			x	
Basement: Full		Bsmt	Bedroom	19'2 x 11'5			x	
		Bsmt	Utility	13'11 x 11'10			x	
				x			x	
				x			x	
Crawl/Bsmt. Height:	# of Levels: 2	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 11	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

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

Come experience this great Rancher w/basement in the Blackwater area on your own 2 private acre property! With a great country vibe, this home features 5 bedrooms/3 bathrooms, new maple kitchen, a 24x26 addition, large portion of new windows etc., this home is spacious throughout, lots of potential here. Many updates have been started, one has to just put in some sweat equity to make this home a dream, other features include a separate bsmt entry, double garage, fish pond and there are tons of room outside available for outbuildings and parking of all your toys! This is a court ordered sale, "Sold as is where is".



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Active
R2748914

Board: N
House with Acreage

3990 PUNTZI LAKE ROAD

Williams Lake
Chilcotin
VOL 1H0

Residential Detached

\$1,385,000 (LP)

(SP)



Sold Date: If new, GST/HST inc?: Original Price: **\$1,400,000**
Meas. Type: **Feet** Bedrooms: **2** Approx. Year Built: **2016**
Frontage(feet): **0.00** Bathrooms: **2** Age: **8**
Frontage(metres): **0.00** Full Baths: **2** Zoning: **R2**
Depth / Size: **0** Half Baths: **0** Gross Taxes: **\$3,726.33**
Lot Area (sq.ft.): **0.00** Rear Yard Exp: For Tax Year: **2022**
Lot Area (acres): **6.20** P.I.D.: **016-986-148** Tax Inc. Utilities?: **No**
Flood Plain: **No** Tour:
View: **Yes: PUNTZI LAKE**
Complex/Subdiv:
First Nation Reserve:
Services Connected: **Electricity, Septic, Water**
Sewer Type: **Septic** Water Supply: **Other**

Style of Home: **2 Storey**
Construction: **Frame - Wood**
Exterior: **Wood**
Foundation: **Concrete Perimeter**

Renovations:
of Fireplaces: **1** R.I. Fireplaces:
Fireplace Fuel: **Pellet**
Fuel/Heating: **Electric, Pellet**
Outdoor Area: **Patio(s) & Deck(s)**
Type of Roof: **Asphalt**

Reno. Year:
Rain Screen:
Metered Water:
R.I. Plumbing:

Total Parking: Covered Parking: Parking Access:
Parking: **DetachedGrge/Carport**
Driveway Finish: **Gravel**
Dist. to Public Transit: Dist. to School Bus:
Title to Land: **Freehold NonStrata** Land Lease Expiry Year:
Property Disc.: **Yes**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Other**

Legal: **DISTRICT LOT 1687 RANGE 3 COAST DISTRICT**

Amenities: **Storage, Workshop Detached**

Site Influences: **Private Setting, Private Yard, Rural Setting, Waterfront Property**

Features: **ClthWsh/Dryr/Frdg/Stve/DW**

Finished Floor (Main):	1,664	Floor	Type	Dimensions	Floor	Type	Dimensions	Bathrooms
Finished Floor (Above):	0	Main	Foyer	8'3 x 13'3			x	Floor #Pcs
Finished Floor (AbvMain2):	0	Main	Living Room	17'2 x 15'3			x	Main 3
Finished Floor (Below):	0	Main	Dining Room	15'8 x 10'8			x	Main 3
Finished Floor (Basement):	1,664	Main	Kitchen	15'8 x 12'			x	
Finished Floor (Total):	3,328sq. ft.	Main	Primary Bedroom	13'10 x 11'9			x	
Unfinished Floor:	0	Main	Bedroom	15'3 x 9'3			x	
Grand Total:	3,328sq. ft.	Main	Mud Room	12'5 x 7'9			x	
Flr Area (Det'd 2nd Res):	sq. ft.			x			x	
				x			x	
				x			x	
				x			x	
				x			x	
Suite: None								
Basement: Full, Fully Finished								
Crawl/Bsmt. Height:	# of Levels: 2	Manuf Type:	Registered in MHR?:	PAD Rental:				
# of Kitchens: 1	# of Rooms: 7	MHR#:	CSA/BCE:	Maint. Fee:				
		ByLaw Restrictions:						

Listing Broker(s): **Landquest Realty Corp (Northern)**

Stunning, custom built, timber frame, 2 storey home is perfectly appointed on Puntzi Lake just 2 hours west of Williams Lake. The large 4 bedroom, 3 bath home offers cork flooring throughout, vaulted ceilings with stunning timber frame features, open concept living, dining and kitchen complete with quality stainless appliances. The lower level offers an open concept living space, large game room, 2 bedrooms, cold room, utility room and a walkout, ground level deck with a hot tub. This 6.20 acre property is also complete with a heated carport and has easy access by floatplane right to the front yard; or by the 6000ft paved airstrip just 10 min away.