



Presented by:
Micky Kandola
 Royal LePage - Wolstencroft
 Phone: 604-530-0231

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Active
R2677317
 Board: V
 Apartment/Condo

305 3217 BLUEBERRY DRIVE

Whistler
 Blueberry Hill
 V8E 0B8

Residential Attached
\$1,179,000 (LP)
 (SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$1,179,000
Meas. Type:	Bedrooms: 1	Approx. Year Built: 1990
Frontage(feet):	Bathrooms: 1	Age: 32
Frontage(metres):	Full Baths: 1	Zoning: LUC
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$3,579.29
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain:	P.I.D.: 015-401-375	Tax Inc. Utilities?: No
View: Yes : Beautiful ski area views!		Tour: Virtual Tour URL
Complex / Subdiv: Ironwood		
Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water		

Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **1 Storey, Upper Unit**
 Construction: **Frame - Wood**
 Exterior: **Wood**
 Foundation: **Concrete Slab**

Renovations:
 # of Fireplaces: **1** R.I. Fireplaces:
 Fireplace Fuel: **Gas - Natural**
 Fuel/Heating: **Heat Pump, Natural Gas**
 Outdoor Area: **Sundeck(s)**
 Type of Roof: **Asphalt, Torch-On**

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

Total Parking: Covered Parking: Parking Access:
 Parking: **Garage Underbuilding, Visitor Parking**
 Dist. to Public Transit: Dist. to School Bus:
 Title to Land: **Freehold Strata**
 Property Disc.: **No**
 Fixtures Leased: :
 Fixtures Rmvd: :
 Floor Finish:

Legal: **STRATA LOT 34, PLAN VAS2558, DISTRICT LOT 4751, NEW WESTMINSTER LAND DISTRICT, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**

Amenities: **Bike Room, Elevator, In Suite Laundry, Pool, Outdoor, Swirlpool/Hot Tub**

Site Influences: **Golf Course Nearby, Private Setting, Recreation Nearby, Shopping Nearby, Ski Hill Nearby**
 Features: **Air Conditioning, ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Microwave, Smoke Alarm, Sprinkler - Fire**

Finished Floor (Main):	893	Units in Development:	Tot Units in Strata:	Locker:
Finished Floor (Above):	0	Exposure:	Storeys in Building:	
Finished Floor (AbvMain2):	0	Mgmt. Co's Name:	Mgmt. Co's #:	
Finished Floor (Below):	0	Maint Fee:	\$672.88	Council/Park Apprv?:
Finished Floor (Basement):	0	Maint Fee Includes:	Garbage Pickup, Gardening, Gas, Management, Snow removal	
Finished Floor (Total):	893 sq. ft.			
Unfinished Floor:	0			
Grand Total:	893 sq. ft.	Bylaws Restrictions:	Pets Allowed, Rentals Allowed	
Suite:		Restricted Age:	# of Pets:	Cats: Dogs:
Basement:	None	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht:	# of Levels: 1	Short Term(<1yr)Rnt/Lse Alwd?:		
# of Kitchens: 1	# of Rooms: 6	Short Term Lse-Details:		

Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	16'10 x 13'5	1	Main	3	Yes
Main	Kitchen	13'4 x 9'4	2			
Main	Dining Room	14'7 x 8'	3			
Main	Foyer	9'8 x 5'5	4			
Main	Laundry	3' x 3'	5			
Main	Master Bedroom	13'2 x 10'11	6			
		x	7			
		x	8			

Listing Broker(s): **Whistler Real Estate Company Limited**

Blueberry Hill! Ironwood is a quiet building with special location overlooking the Whistler golf course and walking distance to Village restaurants and shops. Alta Lake parks and swimming beaches are just minutes away. The outdoor pool and hot tub area get plenty of sun and have panoramic views of both Whistler and Blackcomb! #305 is a unique top floor suite with beautiful ski area views. It's one of the largest 1 bedroom properties available in Whistler and features a full kitchen, in-suite laundry, a gas fireplace, and air-conditioning in the living area and bedroom. Phase 1 rental zoning allows unlimited owner use and the ability to rent nightly through Airbnb or any rental company of your choice. Come have a look!



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Active
R2668847
 Board: V
 Apartment/Condo

213 4314 MAIN STREET

Whistler
 Whistler Village
 V8E 1A8

Residential Attached

\$1,399,000 (LP)

(SP)



Sold Date:	If new, GST/HST inc?:	Original Price: \$1,399,000
Meas. Type:	Bedrooms: 2	Approx. Year Built: 1996
Frontage(feet):	Bathrooms: 2	Age: 26
Frontage(metres):	Full Baths: 2	Zoning: CR4
Depth / Size (ft.):	Half Baths: 0	Gross Taxes: \$3,689.84
Sq. Footage: 0.00		For Tax Year: 2021
Flood Plain:	P.I.D.: 023-276-312	Tax Inc. Utilities?: No
View: Yes : Village area views		Tour: Virtual Tour URL
Complex / Subdiv: Town Plaza		
Services Connctd: Electricity, Natural Gas, Sanitary Sewer, Storm Sewer, Water		

Sewer Type: **City/Municipal** Water Supply: **City/Municipal**

Style of Home: **Corner Unit**
 Construction: **Concrete, Frame - Wood**
 Exterior: **Wood**
 Foundation: **Concrete Slab**

Renovations:
 # of Fireplaces: **1** R.I. Fireplaces:
 Fireplace Fuel: **Gas - Natural**
 Fuel/Heating: **Electric, Natural Gas**
 Outdoor Area: **None**
 Type of Roof: **Metal**

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

Total Parking: Covered Parking: Parking Access:
 Parking: **Garage; Underground**
 Dist. to Public Transit:
 Title to Land: **Freehold Strata**
 Property Disc.: **No**
 Fixtures Leased: :
 Fixtures Rmvd: :
 Floor Finish:

Legal: **STRATA LOT 13, PLAN LMS2223, DISTRICT LOT 3483, GROUP 1, NEW WESTMINSTER LAND DISTRICT, & DL 5275, TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**

Amenities: **Elevator, Exercise Centre, In Suite Laundry, Storage, Swirlpool/Hot Tub, Concierge**

Site Influences: **Central Location, Golf Course Nearby, Recreation Nearby, Shopping Nearby, Ski Hill Nearby**
 Features: **ClthWsh/Dryr/Frdg/Stve/DW, Drapes/Window Coverings, Microwave, Smoke Alarm, Sprinkler - Fire**

Finished Floor (Main): 787	Units in Development:	Tot Units in Strata:	Locker:
Finished Floor (Above): 0	Exposure:	Storeys in Building:	
Finished Floor (AbvMain2): 0	Mgmt. Co's Name:	Mgmt. Co's #:	
Finished Floor (Below): 0	Maint Fee: \$1,152.24	Council/Park Apprv?:	
Finished Floor (Basement): 0	Maint Fee Includes: Cable/Satellite, Electricity, Garbage Pickup, Gas, Heat, Hot Water, Management, Snow removal		
Finished Floor (Total): 787 sq. ft.			
Unfinished Floor: 0			
Grand Total: 787 sq. ft.	Bylaws Restrictions: Pets Allowed, Rentals Allowed		
Suite:	Restricted Age:	# of Pets:	Cats: Dogs:
Basement: None	# or % of Rentals Allowed:		
Crawl/Bsmt. Ht:	Short Term(<1yr)Rnt/Lse Alwd?:		
# of Kitchens: 1	Short Term Lse-Details:		
# of Levels: 1			
# of Rooms: 7			

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	13'3 x 11'10			x	1	Main	3	Yes
Main	Kitchen	10'8 x 10'4			x	2	Main	3	No
Main	Dining Room	10' x 7'2			x	3			
Main	Foyer	9' x 3'5			x	4			
Main	Laundry	3' x 3'			x	5			
Main	Master Bedroom	12'1 x 10'5			x	6			
Main	Bedroom	10'3 x 9'9			x	7			
		x			x	8			

Listing Broker(s): **Whistler Real Estate Company Limited**

Prime Village location! Restaurants & shops are right outside the door and Whistler & Blackcomb gondolas are "boots on" walking distance from this unique 2 bedroom condo in Bear Lodge. Features include 2 bathrooms, a full kitchen, gas fireplace, in-suite laundry, and Village views! Strata fees include electricity, natural gas, HD cable & internet, hot tub, ski & bike storage, and front desk services. Phase 1 zoning allows for nightly rentals and unlimited owner use. There are very few opportunities like this available so don't delay and come have a look!



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Active
R2682756

Board: V
Townhouse

68 2400 CAVENDISH WAY

Whistler

Nordic

V8E 0L8

Residential Attached

\$1,429,000 (LP)

(SP)



Sold Date:

Meas. Type:

Frontage(feet):

Frontage(metres):

Depth / Size (ft.):

Sq. Footage: **0.00**

Flood Plain: **No**

View:

Complex / Subdiv: **Nordic**

Services Connctd: **Electricity, Storm Sewer, Water**

If new, GST/HST inc?:

Bedrooms: **2**

Bathrooms: **2**

Full Baths: **1**

Half Baths: **1**

P.I.D.: **002-501-031**

Original Price: **\$1,429,000**

Approx. Year Built: **1978**

Age: **44**

Zoning: **RM1**

Gross Taxes: **\$2,933.38**

For Tax Year: **2022**

Tax Inc. Utilities?: **No**

Tour:

Sewer Type:

Water Supply: **City/Municipal**

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

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

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

Total Parking: **2** Covered Parking: Parking Access: **Front**
Parking: **Open**
Dist. to Public Transit:
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: **No**
Fixtures Rmvd: **No**
Floor Finish: **Mixed**

Legal: **STRATA LOT 68 DISTRICT LOT 7165 STRATA PLAN VR. 490 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**

Amenities: **Sauna/Steam Room, Shared Laundry**

Site Influences:
Features: **Dishwasher, Free Stand F/P or Wdstove, Refrigerator, Stove**

Finished Floor (Main): **489**
Finished Floor (Above): **489**
Finished Floor (AbvMain2): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **0**
Finished Floor (Total): **978 sq. ft.**
Unfinished Floor: **0**
Grand Total: **978 sq. ft.**

Suite: **None**
Basement: **Crawl**
Crawl/Bsmt. Ht: # of Levels: **2**
of Kitchens: **1** # of Rooms: **6**

Units in Development:
Exposure:
Mgmt. Co's Name: **Whistler Resort Management**
Maint Fee: **\$406.37**
Maint Fee Includes: **Garbage Pickup, Management, Taxes**

Tot Units in Strata: Locker: **No**
Storeys in Building:
Mgmt. Co's #: **604-932-2972**
Council/Park Apprv?:

Bylaws Restrictions: **Pets Allowed**

Restricted Age:
or % of Rentals Allowed:
Short Term(<1yr)Rnt/Lse Alwd?:
Short Term Lse-Details:

of Pets: Cats: Dogs:

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	12' x 13'4"			x	1	Main	1	No
Main	Dining Room	9' x 7'			x	2	Above	4	No
Main	Kitchen	6'6" x 12'3"			x	3			
Main	Foyer	6'2" x 5'6"			x	4			
Above	Bedroom	13' x 11'			x	5			
Above	Bedroom	13' x 10'4"			x	6			
		x			x	7			
		x			x	8			

Listing Broker(s): **Engel & Volkers Whistler**

Own a piece of Whistler history! Located on the popular "Bluffs" side of the complex, this cozy 2 bed/1.5 bath, well maintained end unit town house offers an open living plan with spacious kitchen, living/dining area and powder room on the main floor and a large expanse of windows. The upper level offers 2 bedrooms, a full bathroom and a sauna. The large entry provides lots of room for your gear and a rear patio provides private outdoor space. Large crawl space has potential to develop additional finished space. Located in popular Whiski Jack, with an easy trail walk or ski out to Whistler Creekside gondola, and conveniently positioned between Whistler Village and Creekside. This well maintained complex is perfect for full time living or a weekend getaway!



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Active
R2682751

Board: V
Townhouse

64 2400 CAVENDISH WAY

Whistler

Nordic

V8E 0L8

Residential Attached

\$1,459,000 (LP)

(SP)



Sold Date:

Meas. Type:

Frontage(feet):

Frontage(metres):

Depth / Size (ft.):

Sq. Footage: **0.00**

Flood Plain:

View:

Complex / Subdiv:

Services Connctd: **Electricity, Storm Sewer, Water**

If new, GST/HST inc?:

Bedrooms: **2**

Bathrooms: **2**

Full Baths: **1**

Half Baths: **1**

P.I.D.: **002-589-672**

Yes : Whistler mountain and valley

Original Price: **\$1,459,000**

Approx. Year Built: **1978**

Age: **44**

Zoning: **RM1**

Gross Taxes: **\$2,866.50**

For Tax Year:

Tax Inc. Utilities?:

Tour:

Sewer Type:

City/Municipal

Water Supply: **City/Municipal**

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

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

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

Total Parking: **2** Covered Parking: Parking Access:
Parking: **Open**
Dist. to Public Transit: Dist. to School Bus:
Title to Land: **Freehold Strata**
Property Disc.: **No**
Fixtures Leased: **No** :
Fixtures Rmvd: **No** :
Floor Finish: **Mixed**

Legal: **STRATA LOT 64 DISTRICT LOT 7165 STRATA PLAN VR. 490 TOGETHER WITH AN INTEREST IN THE COMMON PROPERTY IN PROPORTION TO THE UNIT ENTITLEMENT OF THE STRATA LOT AS SHOWN ON FORM 1**

Amenities: **Sauna/Steam Room, Shared Laundry**

Site Influences: **Golf Course Nearby, Recreation Nearby, Shopping Nearby, Ski Hill Nearby**
Features: **Dishwasher, Free Stand F/P or Wdstove, Refrigerator, Stove**

Finished Floor (Main): **479**
Finished Floor (Above): **479**
Finished Floor (AbvMain2): **0**
Finished Floor (Below): **0**
Finished Floor (Basement): **0**
Finished Floor (Total): **958 sq. ft.**
Unfinished Floor: **0**
Grand Total: **958 sq. ft.**

Suite: **None**
Basement: **Crawl**
Crawl/Bsmt. Ht: # of Levels: **2**
of Kitchens: **1** # of Rooms: **6**

Units in Development:
Exposure:
Mgmt. Co's Name: **Whistler Resort Management**
Maint Fee: **\$406.37**
Maint Fee Includes: **Garbage Pickup, Management, Taxes**

Tot Units in Strata: Locker:
Storeys in Building:
Mgmt. Co's #: **604-932-2972**
Council/Park Apprv?:

Bylaws Restrictions: **Pets Allowed**

Restricted Age:
or % of Rentals Allowed:
Short Term(<1yr)Rnt/Lse Alwd?:
Short Term Lse-Details:

of Pets: Cats: Dogs:

Floor	Type	Dimensions	Floor	Type	Dimensions	Bath	Floor	# of Pieces	Ensuite?
Main	Living Room	12' x 13'4			x	1	Main	1	No
Main	Dining Room	9' x 7'			x	2	Above	4	No
Main	Kitchen	6'6 x 12'3			x	3			
Main	Foyer	6'2 x 5'6			x	4			
Above	Bedroom	13' x 11'			x	5			
Above	Bedroom	13' x 10'4			x	6			
		x			x	7			
		x			x	8			

Listing Broker(s): **Engel & Volkers Whistler**

Own a piece of Whistler history! Located on the popular "Bluffs" side of the complex, this cozy 2 bed/1.5 bath, well maintained town house offers an open living plan with spacious kitchen, living/dining area and powder room on the main floor and beautiful sunny mountain and valley views. The upper level offers 2 bedrooms, a full bathroom and a sauna. The large entry provides lots of room for your gear and a rear patio provides private outdoor space. Large crawl space has potential to develop additional finished space. Located in popular Whiski Jack, with an easy trail walk or ski out to Whistler Creekside gondola, and conveniently positioned between Whistler Village and Creekside. This well maintained complex is perfect for full time living or a weekend getaway!