



Presented by:  
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Whistler, Whistler Village # 518 4295 BLACKCOMB WY, V0N 1B4	<b>MLS# V1130875</b>	Residential Attached <b>Active</b>
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	List Price: \$45,000      Previous Price:      Original Price: \$45,000		
	Subdiv/Complex: Whistler Peak Lodge		
	Frontage:	Approx Yr Blt: 1996	PID: 019-193-459
	Depth/Size:		Type: Apartment/Condo
	Lot SqFt: 0	Age at List Date: 19	Zoning: TA8
Exposure:	Bedrooms: 0	Taxes: \$1,112 (2014)	
Stories in Bldg:	Bathrooms: 1	If New GST/HST Incl: No	
Flood Plain:	Full Baths: 1	Tax Incl Utils: No	
Meas. Type:	Half Baths: 0	Apprvl Reqd:	
Fixtures Lsd:			
Fixt Removed:			
View:			

Style of Home: Upper Unit Construction: Frame - Wood Foundation: Concrete Slab Exterior: Stucco Rain Screen: Type of Roof: Metal Renovations: Flooring: Mixed Water Supply: City/Municipal Heat/Fuel: Electric No. of Fireplaces: 1 Fireplace Fuel: Gas - Natural Outdoor Area: Sundeck(s)	R/I Plumbing: Reno Year: R/I Fireplaces:	Total Parking: 1      Covered Parking: 1 Parking Access: Parking Facilities: Garage; Underground Dist to Public Trans: Units in Development: Locker: Possession: Title to Land: Freehold Strata Seller's Interest: Court Ordered Sale Mortgage Info: \$0 Property Disclosure: N - court ordered sale Bylaw Restrictions: Pets Not Allowed
Mngmt Co: 1st service residential		
Mngmt Ph: 778-724-0982	Maint Fee: \$320.34	

Maint Charge Incl: Garbage Pickup, Management, Hot Water, Snow removal

Legal: PL LMS1847 LT 626 DL 1902 LD 36 GROUP 1, & DL 4610, TOGETHER WITH AN INTEREST IN THE COMMON PROP

Amenities: Exercise Centre, Elevator, Swirlpool/Hot Tub

Features Incl:

Site Influences:

<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>	<u>Floor</u>	<u>Type</u>	<u>Dimensions</u>
Main F.	Living Room	12' X 26'3						

<u>Floor Area (SqFt):</u>		Total # Rooms: 1	<u>Bathrooms</u>
Finished Floor Area Main:	360	Finished Levels: 1	1 3 Piece; Ensuite: N; Level: Main F.
Finished Floor Area Up:	0	Basement Area: None	2
Finished Floor Area Down:	0		3
Finished Floor Area Bsmt:	0	Bsmt Height:	4
Total Finished Floor Area:	360	Restricted Age:	5
		# Pets / Cats; Dogs:	6
Unfinished Floor Area:	0	# or % Rentals:	7
Grand Total Floor Area:	360		8

Listing Broker(s): (1) Macdonald Realty (Wtlr)

Located in the heart of Whistler Village, walk to shopping, restaurants and both gondolas, this studio suite at Whistler Peak Lodge (formerly the Holiday Inn) sleeps four with a gas fireplace, kitchenette, A/C and a private sundeck. The complex includes a work out room, indoor hot tub and underground parking.

**Tax Report - 4295 BLACKCOMB Wynd Unit# 518**  
Record Updated - 07/14/2015

Jurisdiction	390-RESORT MUN OF WHISTLI	Roll Number	501847626	Property ID	019-193-459
Property Addr	4295 BLACKCOMB WY Unit# 518				
Municipality	WH-RESORT MUN OF WHISTLI	Board Code	V		
Neighborhood	230-WHISTLER VILLAGE				
Area	VWH-Whistler				
Sub Area	VWHVI				
Gross Taxes	\$1111.48	(2015)	More PID's Water Conn		
<b>Tax Amount Updated - 07/08/15</b>					

**Owner Name & Mailing Address Information**

**Owner(s) 1 Name & Address**

\*\* NOT AVAILABLE \*\*

**Owner(s) 2 Name & Address**

10558 245 ST  
MAPLE RIDGE BC

V2W 0A2

**Legal Information**

Plan #	Lot	Block	Dist Lot	Land Dist	Section	Township	Range	Meridian
LMS1847	626		1902	36				
<b>Legal Description</b>	PL LMS1847 LT 626 DL 1902 LD 36 Group 1, & DL 4610, TOGETHER WITH AN INTEREST IN THE COMMON PROP ADDITIONAL LEGAL INFORMATION IS AVAILABLE							

**Land & Building Information**

Width	Depth	Lot Size
Land Use	Actual Use	INDIV STRATA HOTEL&MOTEL
BCA Description	STRATA HOTEL	Zoning
<b>BCAA Data Updated - 06/01/15</b>		

**Total Value Information**

<u>Actual Totals</u>		<u>Municipal Taxable Totals</u>		<u>School Taxable Totals</u>	
Land	\$13,300	Gross Land	\$13,300	Gross Land	\$13,300
Improvement	\$23,500	Gross Improve	\$23,500	Gross Improve	\$23,500
		Exempt Land		Exempt Land	
		Exempt Improve	\$8,200	Exempt Improve	\$8,200
<b>Actual Total</b>	<b>\$36,800</b>	<b>Municipal Total</b>	<b>\$36,800</b>	<b>School Total</b>	<b>\$36,800</b>

**Sale History Information**

Date	Price	Document #	Type of Sales Transaction
02/19/2010	\$39,500	BB42609	REJECT NOT SUITED SALE ANALYSIS
03/14/2007	\$155,000	BB477961	IMPRV SINGLE PROP CASH TRANSAC
04/18/1995	\$93,357	BJ112245	IMPRV SINGLE PROP CASH TRANSAC

Tax Detail View      The enclosed information while deemed to be correct is not guaranteed.      07/21/15      7:50 PM