


				2180 COLUMBIA AVENUE											
				Area		Trail		Status		Active					
				Sub Area		Trail		Possession							
				Type		Full Duplex		Title		Freehold					
				Storeys		Two Storey		List Price		\$125,000					
				Taxes		\$1,402 (12013)		Price Sold							
				MLS®		2393173		Date Sold							
				Age											
				Year Blt		1939									
				Zoning		RES									
INTERIOR				EXTERIOR				SERVICES							
Bedrooms 4				Exterior Finish Stucco				Heat				Electric Baseboards			
Bathrooms 2				Construction Frame - Wood				Fuel				Electricity			
Ensuite				Roof Asphalt/Fibreglass Shingles				Water				Municipal			
Remodelled				Foundation Concrete				Sewer				Sewer			
Fireplace Types				Basement											
Fin./Roughed-In				Basement Devel											
ROOMS (Total Sqft: 1,560 )								EXTERIOR FEATURES							
	Bsmt	Main	Above	Below	Lot Width	35		Lot Area (sqft)							
Totals Sqft		780		780	Lot Depth	41		Lot Size (acres)							
Entrance					Parking										
Living Room	10x14	14x13			Covered										
Dining Room					Site Influences										
Kitchen	14x10	15x13			Water Influence										
Master Bdrm	11x11	10x10			Equip Included										
Bathroom	x	x			Restrictions										
Bedroom	12x8	10x10			LEGAL & MORTGAGE										
Laundry Rm	x				Legal	LOT 2 DISTRICT LOT 4598 KOOTENAY DISTRICT PLAN 1923									
				Mortgage											
				Balance											
				Monthly Pymt											
				Interest Rate											
				Due Date											
				Mortgagee											
2 bedroom unit, rent out the bottom 2 bedroom unit, or rent out both. Both are currently being rented, with long term tenants. Listed By: Re/Max All Pro Realty															


956 NELSON AVENUE									
				Area	Trail			Status	Active
				Sub Area	Trail			Possession	
				Type	Triplex			Title	Freehold
				Storeys				List Price	\$139,900
				Taxes	\$1,367 (2014)			Price Sold	
				MLS®	2406920			Date Sold	
				Age					
				Year Blt	1934				
				Zoning	Multi				
INTERIOR				EXTERIOR			SERVICES		
Bedrooms 5				Exterior Finish Stucco			Heat Forced Air		
Bathrooms 3				Construction Frame - Wood			Fuel Natural Gas		
Ensuite				Roof Asphalt/Fibreglass Shingles			Water Municipal		
Remodelled				Foundation Concrete			Sewer Sewer		
Fireplace Types				Basement					
Fin./Roughed-In				Basement Devel					
ROOMS (Total Sqft: 2,304 )					EXTERIOR FEATURES				
	Bsmt	Main	Above	Below	Lot Width	35	Lot Area (sqft)	3,484	
Totals Sqft		904	600	800	Lot Depth	100	Lot Size (acres)	0.08	
Entrance					Parking				
Living Room	10'2x10'4	11'x13'4	17'10x8'8		Covered				
Dining Room					Site Influences				
Kitchen	10'2x9'	13'8x9'2	11'6x9'6		Water Influence				
Master Bdrm		10'2x11'			Equip Included				
Bathroom	3pc	3pc	3pc		Restrictions				
Bedroom	10'8x10'8	11'x9'10	10'4x7'5		LEGAL & MORTGAGE				
Bedroom			10'x10'8		Legal	PL 1119, Lt 8, Blk 68, DL 230, LD 26			
Nook		5'3x6'7			Mortgage				
Porch		5'3x4'7			Balance				
Laundry Rm	9'2x17'7				Monthly Pymt				
Storage	6'11x9'				Interest Rate				
					Due Date				
					Mortgagee				
<p>Great Investment Opportunity. This triplex is on a flat street in Columbia Heights close to the bus stop and covered stair system heading in to downtown Trail. Three self contained units with 3 gas meters, 3 electric meters, and a shared laundry. Each unit has a good kitchen, large bathroom and good living areas. The basement unit is a one bedroom suite and the middle unit and top floor units are each two bedroom suites. New roof in 2008 and all new electrical throughout the building. Very low vacancy in this building and have never had a problem attracting tenants, however, all three units are now vacant for the purpose of selling. Has rented for \$1500 per month total average over past 5 years and is a great revenue property. Ready for new ownership and new tenants. Call your REALTOR today. Listed By: Re/Max All Pro Realty</p>									


		200-202 12TH AVENUE S				
		Area	Cranbrook		Status	Active
		Sub Area	Cranbrook South		Possession	
		Type	Full Duplex		Title	Freehold
		Storeys	Two Storey		List Price	\$179,000
		Taxes	\$2,385 (2014)		Price Sold	
		MLS®	2405232		Date Sold	
		Age				
		Year Blt				
		Zoning	R1			
INTERIOR			EXTERIOR		SERVICES	
Bedrooms	1		Exterior Finish	Vinyl	Heat	Forced Air
Bathrooms			Construction	Frame - Wood	Fuel	Natural Gas
Ensuite			Roof	Asphalt/Fibreglass Shingles	Water	Municipal
Remodelled			Foundation		Sewer	Sewer
Fireplace Types			Basement			
Fin./Roughed-In			Basement Devel			
ROOMS (Total Sqft: 2,408 )				EXTERIOR FEATURES		
	Bsmt	Main	Above	Below	Lot Width	66
Totals Sqft		1,204	1,204		Lot Depth	
Entrance					Lot Area (sqft)	8,058
Living Room		1x1			Lot Size (acres)	0.185
Dining Room					Parking	
Kitchen		1x1			Covered	
Master Bdrm		1x1			Site Influences	Cablevision Available, Park Nearby, Public Transit Nearby
Bathroom					Water Influence	
					Equip Included	
					Restrictions	
				LEGAL & MORTGAGE		
				Legal	Plan NEP669D Lots 17 & 18 Blk 23 DL 5 LD 26	
				Mortgage		
				Balance		
				Monthly Pymt		
				Interest Rate		
				Due Date		
				Mortgagee		
Side by side duplex- 2 bedrooms units with lots of heritage charm. Renting presently with long term tenants both sides. Great location. Close to downtown. Listed By: RE/MAX Blue Sky Realty						

438 A AVENUE									
				Area	Kaslo			Status	Active
				Sub Area	Kaslo			Possession	
				Type	Full Duplex			Title	Freehold
				Storeys	Two Storey			List Price	\$229,000
				Taxes	(2015)			Price Sold	
© KREB MLS® #2406640				MLS®	2406640			Date Sold	
Age				1910					
Year Blt				1910					
Zoning				C-2					
INTERIOR				EXTERIOR				SERVICES	
Bedrooms 2				Exterior Finish Wood Siding				Heat Electric Baseboards	
Bathrooms 3				Construction Frame - Wood				Fuel Electricity	
Ensuite				Roof Asphalt/Fibreglass Shingles				Water Municipal	
Remodelled				Foundation Concrete				Sewer Septic	
Fireplace Types				Basement					
Fin./Roughed-In				Basement Devel					
ROOMS (Total Sqft: 1,675 )					EXTERIOR FEATURES				
	Bsmt	Main	Above	Below	Lot Width	50	Lot Area (sqft)	4,791	
Totals Sqft		950		725	Lot Depth	100	Lot Size (acres)	0.11	
Entrance			8x7'5		Parking				
Living Room			12'10x6'7		Covered				
Dining Room			9'10x7'6		Site Influences	Central Location, Downtown Core, Public Transit Nearby, Shopping Centre, Golf Nearby, Schools Nearby, Easy Access			
Kitchen			13'8x5'11		Water Influence				
Master Bdrm			8x6'7		Equip Included	Refrigerator, Stove - Electric			
Bathroom		1pc	3pc		Restrictions				
Den		22'6x17	25'8x17		LEGAL & MORTGAGE				
Porch			18x5		Legal	LOT 29 & LOT 30 BLOCK 9 DISTRICT LOT 208 KOOTENAY DISTRICT PLAN 393			
Bathroom		3pc			Mortgage				
Bedroom		19x17			Balance				
Workshop		12x10			Monthly Pymt				
					Interest Rate				
					Due Date				
					Mortgagee				
<p>Downtown heritage home with potential for diverse possibilities. Zoned commercial residential the building is currently being used 2/3 commercial + 1/3 residential. Option to rent out for office/ retail/ health and wellness or easily converted into three studio apartments. The building is currently used as an accounting office by owner. The residential rental unit is renting out at \$ 550/m. More rental space is available. New roof 2012. Refinished wood floors upstairs. Lots of storage. Private yard. Beautiful views. Listed By: Fair Realty</p>									


		230 10TH AVENUE S			
		Area	Cranbrook	Status	Active
		Sub Area	Cranbrook South	Possession	
		Type	Fourplex	Title	Freehold
		Storeys	Two Storey	List Price	\$229,900
		Taxes	\$2,992 (2014)	Price Sold	
MLS®	2408581	Date Sold			
Age					
Year Blt	1924				
Zoning	R1				
INTERIOR		EXTERIOR		SERVICES	
Bedrooms	4	Exterior Finish	Vinyl	Heat	Forced Air
Bathrooms	4	Construction	Frame - Wood	Fuel	Natural Gas
Ensuite		Roof	Asphalt/Fibreglass Shingles	Water	Municipal
Remodelled		Foundation	Concrete	Sewer	Sewer
Fireplace Types		Basement			
Fin./Roughed-In		Basement Devel			
ROOMS (Total Sqft: 2,175 )			EXTERIOR FEATURES		
	Bsmt	Main	Above	Below	
Totals Sqft		1,090	1,085		Lot Width 33
Entrance					Lot Depth 122
Living Room		10'4x12'10	9'6x10'6		Lot Area (sqft) 4,007
Dining Room		13'5x5'5			Lot Size (acres) 0.092
Kitchen		8'7x10'2	7'5x8'9		Parking
Master Bdrm		10'5x10'11	11'6x10'7		Covered
Bathroom		3pc	4pc		Site Influences
Kitchen		9'6x12'3	1x1		Water Influence
Living Room		13'6x9'5	1x1		Equip Included
Bedroom		9'4x9'11			Restrictions
Bathroom		4pc	1x1		
Master Bdrm			1x1		
					LEGAL & MORTGAGE
					Legal Lot 3 KD Plan NEP669E LD 26 DL 5 Block 25
					Mortgage
					Balance
					Monthly Pymt
					Interest Rate
					Due Date
					Mortgagee
<p>Non conforming 4 plex with rents grossing \$2300 per month located on Baker Hill on a 33x122 lot. Adjacent lot is available to purchase separately. Unit 1 is a studio and located in the front section of the home and is rented for \$500 per month. Unit 2 is a two bedroom larger unit at the back section of the main floor and is rented for \$800 per month. Two upper units with separate entry are rented respectively for \$500 and \$550 per month. Rent includes heat and hot water and tenants pay their own electrical with separate metering. Great potential investment property. Live in one unit and use remaining rents to pay your mortgage. *Suites contravene zoning* Listed By: Royal LePage East Kootenay Realty</p>					


		2123 2ND STREET S				
		Area	Cranbrook	Status	Active	
		Sub Area	Cranbrook South	Possession		
		Type	Full Duplex	Title	Freehold	
		Storeys	Bi-Level	List Price	\$229,900	
		Taxes	\$2,398 (2015)	Price Sold		
		MLS®	2409006	Date Sold		
© KREB MLS® #2409006		Age				
Year Blt						
Zoning		RD				
INTERIOR		EXTERIOR		SERVICES		
Bedrooms	3	Exterior Finish	Wood Siding	Heat	Electric Baseboards, Space Heater	
Bathrooms	1	Construction	Frame - Wood	Fuel	Electricity, Natural Gas	
Ensuite		Roof	Asphalt/Fibreglass Shingles	Water	Municipal	
Remodelled		Foundation	Concrete	Sewer	Sewer	
Fireplace Types		Basement				
Fin./Roughed-In		Basement Devel				
ROOMS (Total Sqft: 2,688 )				EXTERIOR FEATURES		
	Bsmt	Main	Above	Below	Lot Width	Lot Area (sqft) 4,530
Totals Sqft		1,344			Lot Depth	Lot Size (acres) 0.104
Entrance					Parking	
Living Room		12'x18'5"			Covered	
Dining Room					Site Influences	
Kitchen		13'8x7'1"			Water Influence	
Master Bdrm		9'11"x8'11"			Equip Included	Refrigerator, Stove - Electric
Bathroom	4pc				Restrictions	
Bedroom	11'6x13'10"	9x9'10"			LEGAL & MORTGAGE	
Rec Room	8'8x10'8"				Legal	PLAN NEP9435 LOT1 DL35 LD26
					Mortgage	
					Balance	
					Monthly Pymt	
					Interest Rate	
					Due Date	
					Mortgagee	
Side-by-Side Duplex close to hospital, golf course, schools and college. What a great investment property! With long term tenants (17 years) so fantastic rental history. With a total of 1344 sq. ft. per unit, 2 bedrooms on the main, 1 bedroom in the basement. Listed By: RE/MAX Blue Sky Realty						


					108 9TH AVENUE S									
Area					Cranbrook			Status		Active				
Sub Area					Cranbrook South			Possession						
Type					Fourplex			Title		Freehold				
Storeys					Two Storey			List Price		\$239,000				
Taxes					\$2,272 (2015)			Price Sold						
MLS®					2217870			Date Sold						
Age														
Year Blt														
Zoning					R1									
INTERIOR					EXTERIOR					SERVICES				
Bedrooms					4			Heat		Forced Air				
Bathrooms					4			Fuel		Natural Gas				
Ensuite								Water		Municipal				
Remodelled								Sewer						
Fireplace Types														
Fin./Roughed-In														
Exterior Finish														
Construction					Frame - Wood									
Roof					Metal									
Foundation					Concrete									
Basement														
Basement Devel														
ROOMS (Total Sqft: 1,856 )					EXTERIOR FEATURES									
	Bsmt	Main	Above	Below	Lot Width		Lot Area (sqft) 4,791							
Totals Sqft		928	928		Lot Depth		Lot Size (acres) 0.11							
Entrance					Parking									
Living Room		12'x9'	16'x9'		Covered									
Dining Room					Site Influences		Recreation Nearby, Shopping Nearby							
Kitchen		7'x6'	12'x6'		Water Influence									
Master Bdrm					Equip Included									
Bathroom		3pc	4pc		Restrictions									
Bedroom		9'x9'	10'x9'		LEGAL & MORTGAGE									
Living Room		12'x9'	15'x9'		Legal		PLAN 669 LOT 15 AND S 1/2 LOT 14 BLK 39 DL 5   LD 26							
Kitchen		7'x6'	12'x6'		Mortgage									
Bedroom		9'x9'	12'x9'		Balance									
Bathroom		4pc	4pc		Monthly Pymt									
					Interest Rate									
					Due Date									
					Mortgagee									
Downtown 4 plex with a great rental history and many recent updates including ro of, furnace, landscaping, in-ground sprinklers, and fencing. Four 1 bdrm units w ith a total rent of \$2200 per month. Why not buy this and live for free!   Listed By: RE/MAX Blue Sky Realty														

		436 FIFTH AVENUE			
		Area	Midway	Status	Active
		Sub Area	Midway	Possession	
		Type	Full Duplex	Title	Freehold
		Storeys	Split (2 level)	List Price	\$249,000
		Taxes	\$2,104 (2014)	Price Sold	
		MLS®	2407068	Date Sold	
Age					
Year Blt		1997			
Zoning		R2			
INTERIOR		EXTERIOR		SERVICES	
Bedrooms	3	Exterior Finish	Stucco	Heat	Forced Air
Bathrooms	2	Construction	Frame - Wood	Fuel	Natural Gas
Ensuite		Roof	Asphalt/Fibreglass Shingles	Water	Municipal
Remodelled		Foundation	Concrete	Sewer	Sewer
Fireplace Types		Basement			
Fin./Roughed-In		Basement Devel			
ROOMS (Total Sqft: 2,400 )			EXTERIOR FEATURES		
	Bsmt	Main	Above	Below	
Totals Sqft		1,300	1,100		Lot Width 50
Entrance					Lot Depth 110
Living Room		14'3x15'5			Lot Area (sqft) 5,488
Dining Room		9'2x11			Lot Size (acres) 0.126
Kitchen		8x8'5			Parking Covered
Master Bdrm			12'5x12'5		Site Influences Highway Access, Paved Roads, Quiet Area, Schools Nearby, Shopping Nearby, Family Oriented
Bathroom		x	x		Water Influence
Laundry Rm		6'10x5			Equip Included Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer
Bedroom			9x8'4		Restrictions
Bedroom			10'5x8'1		
			LEGAL & MORTGAGE		
			Legal Parcel Z Portion (KH38624) BLK 47 DL 501 SDYD PL KAP3		
			Mortgage		
			Balance		
			Monthly Pymt		
			Interest Rate		
			Due Date		
			Mortgagee		
<p>Awesome Investment! Well below tax assessed value! Full duplex for sale in sunny Midway. Currently the duplex brings in \$1400 per month. Each unit offers 3 bedrooms, 2 bathrooms and a private backyard. Close to schools and amenities. Low risk investment, live on one side and let your renter pay your mortgage or rent them both and put money in your pocket! Listed By: RE/MAX Realty Solutions</p>					





		335 306TH AVENUE			
		Area	Kimberley	Status	Active
		Sub Area	Marysville	Possession	
		Type	Full Duplex	Title	Freehold
		Storeys	Two Storey	List Price	\$249,900
		Taxes	\$2,706 (2014)	Price Sold	
		MLS®	2409236	Date Sold	
Age					
Year Blt					
Zoning		C1			
INTERIOR		EXTERIOR		SERVICES	
Bedrooms	4	Exterior Finish	Stucco	Heat	Electric Baseboards, Forced Air
Bathrooms	2	Construction	Frame - Wood	Fuel	Electricity, Natural Gas
Ensuite		Roof	Tar and Gravel	Water	Municipal
Remodelled		Foundation	Concrete	Sewer	Sewer
Fireplace Types		Basement			
Fin./Roughed-In		Basement Devel			
ROOMS (Total Sqft: 1,715 )					
	Bsmt	Main	Above	Below	EXTERIOR FEATURES
Totals Sqft		893		822	Lot Width
Entrance					Lot Area (sqft) 6,098
Living Room	17'3x10'6	11'7x16'9			Lot Size (acres) 0.14
Dining Room					Parking
Kitchen	11'2x8'1	16'9x12'4			Covered
Master Bdrm	10'2x11'8	11'3x8'6			Site Influences
Bathroom	4pc	4pc			Central Location, Highway Access, Park Nearby, Paved Roads, Recreation Nearby, Storage, Golf Nearby, Schools Nearby, Shopping Nearby, Easy Access, Ski Area Nearby
Bedroom	8'7x14'1	9'5x7'8			Water Influence
					Equip Included
					Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings
					Restrictions
					LEGAL & MORTGAGE
					Legal
					Lot 1 & 2, Block 19, DL 2378, KD Plan 733A
					Mortgage
					Balance
					Monthly Pymt
					Interest Rate
					Due Date
					Mortgagee
<p>Great investment opportunity. Fully renovated in 2010, a lovely up and down full duplex and a detached commercial shop which is also rented out for additional rental income. Each unit has 2 bedrooms, a full bathroom, living area and kitchen/dining areas. Extensive interior/exterior renovations includes 2 new kitchens, 2 full baths, 2 bedrooms with patio or decks, new furnaces, HW heaters, windows, plumbing, electrical, flooring, siding &amp; more. Double carport and additional parking. Detached storage for each unit. Great central location close to shopping. Current rental income with duplex and detached commercial building \$1750/month Listed By: Royal LePage East Kootenay Realty</p>					


		428 FIFTH AVENUE		
		Area Midway Sub Area Midway Type Full Duplex Storeys Two Storey Taxes \$2,104 (2012) MLS® 2217770 Age Year Blt 1997 Zoning RES 2	Status Active Possession Title Freehold List Price \$259,000 Price Sold Date Sold	
INTERIOR		EXTERIOR		SERVICES
Bedrooms 6	Bathrooms 3	Exterior Finish Stucco	Construction Frame - Wood	Heat Forced Air
Ensuite	Remodelled	Roof Asphalt/Fibreglass Shingles	Foundation Concrete	Fuel Natural Gas
Fireplace Types	Fin./Roughed-In	Basement		Water Municipal
		Basement Devel		Sewer
ROOMS (Total Sqft: 2,400 )				EXTERIOR FEATURES
	Bsmt	Main	Above	Below
Totals Sqft		1,300	1,100	
Entrance				
Living Room				
Dining Room				
Kitchen				
Master Bdrm				
Bathroom				
				Lot Width 50 Lot Depth Lot Area (sqft) 5,662 Lot Size (acres) 0.13 Parking Covered Site Influences Central Location, Recreation Nearby, Rural Setting Water Influence Equip Included Dishwasher, Dryer, Refrigerator, Washer Restrictions
				LEGAL & MORTGAGE
				Legal PARCEL V (KH38625) BLOCK 47 DL501 SDYD PLAN 3 Mortgage Balance Monthly Pymt Interest Rate Due Date Mortgagee
Spacious full duplex located in quiet & relaxing Midway, B.C.; has 3 bedrooms & 2.5 bathrooms on each side with fenced-in backyard & low maintenance. Extremely well-kept 13-yr old duplex, income producing, excellent tenant in place. Listed By: Macdonald Realty Kelowna				

 <p>© KREB MLS® #10062613</p>		4-801 10TH AVENUE				
		Area	Invermere		Status	Active
		Sub Area	Invermere		Possession	
		Type	Triplex		Title	Freehold
		Storeys	Two Storey		List Price	\$274,000
		Taxes	\$1,610 (2014)		Price Sold	
		MLS®	10062613		Date Sold	
Age		Year Blt		2009		
Zoning		RM-2				
INTERIOR		EXTERIOR		SERVICES		
Bedrooms	3	Exterior Finish	Vinyl	Heat	Forced Air	
Bathrooms	2	Construction	Frame - Wood	Fuel	Electricity	
Ensuite		Roof	Asphalt/Fibreglass Shingles	Water	Municipal	
Remodelled		Foundation	Concrete	Sewer	Sewer	
Fireplace Types		Basement				
Fin./Roughed-In		Basement Devel				
ROOMS (Total Sqft: 1,216 )				EXTERIOR FEATURES		
	Bsmt	Main	Above	Below		
Totals Sqft		612	604		Lot Width	
Entrance					Lot Depth	
Living Room		12'8x13'8			Lot Area (sqft) 1,481	
Dining Room					Lot Size (acres) 0.034	
Kitchen		11'2x16'1			Parking	
Master Bdrm			13'x18'6		Covered	
Bathroom		1'x1'	1'x1'		Site Influences	
Den		8'4x4'10			No Thru Road, Park Nearby, Paved Roads, Recreation Nearby, Storage, Golf Nearby, Landscaped, Recreational, Ski Area Nearby	
Bedroom			9'10x8'11		Water Influence	
Bedroom			8'10x9'3		Equip Included	
Family Room	12'6x15'1				Stove - Electric	
					Restrictions	
				LEGAL & MORTGAGE		
				Legal		
				Mortgage		
				Balance		
				Monthly Pymt		
				Interest Rate		
				Due Date		
				Mortgagee		
<p>Timing couldn't be better to own this fee simple town home in Invermere. Offering you 3 bedrooms, 1.5 baths, hardwood, black appliances, two decks, single car garage and walking distance to the downtown core. No strata fee or GST and comes furnished. Listed By: MaxWell Realty Invermere</p>						


27/11/2015 9:10 PM

				285 ASPEN STREET											
				Area		KREB Out of Area		Status		Active					
				Sub Area				Possession							
				Type		Full Duplex		Title		Freehold					
				Storeys		Grade Level Entry		List Price		\$299,000					
				Taxes		(2014)		Price Sold							
				MLS®		2402897		Date Sold							
				Age											
Year Blt		1986													
Zoning		R3													
INTERIOR				EXTERIOR				SERVICES							
Bedrooms 5				Exterior Finish Vinyl				Heat							
Bathrooms 3				Construction Frame - Wood				Electric Baseboards							
Ensuite				Roof Asphalt/Fibreglass Shingles				Electricity							
Remodelled				Foundation Concrete				Water							
Fireplace Types				Basement				Municipal							
Fin./Roughed-In				Basement Devel				Sewer							
ROOMS (Total Sqft: 2,559 )								EXTERIOR FEATURES							
	Bsmt	Main	Above	Below	Lot Width	Lot Area (sqft) 15,681									
Totals Sqft		1,695			Lot Depth	Lot Size (acres) 0.36									
Entrance					Parking										
Living Room		15'x9'4			Covered										
Dining Room		10x8'6			Site Influences	Airport Nearby, Cablevision Available, Central Location, Hillside, No Thru Road, Park Nearby, Paved Roads, Quiet Area, Recreation Nearby, Golf Nearby, Schools Nearby, Shopping Nearby, Sloping Site, Easy Access, Family Oriented									
Kitchen		8'8x7'3			Water Influence										
Master Bdrm		11'8x12			Equip Included	Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer									
Bathroom	3pc	3pc			Restrictions										
Bedroom	11'6x10'6	9'8x7'6			LEGAL & MORTGAGE										
Den	5'8x9'9				Legal	Lot 2 DL 706 Yale (Formerly Osoyoos) Division Yale District Plan 19977									
Rec Room	24'6x11'6				Mortgage										
Laundry Rm	7'6x8'9				Balance										
Living Room		15x12			Monthly Pymt										
Kitchen		10'8x8'5			Interest Rate										
Dining Room		10'5x9'6			Due Date										
Master Bdrm		12x11			Mortgagee										
Bathroom		4pc													
<p>Great investment opportunity, both sides of this duplex are rented. Or live in one side and rent the other. One side has 3 bedrooms 2 up and one down, has 2 bathrooms and a large deck. Side 2 has 2 bedrooms 1 bathroom and a nice patio all on one level. Most of the yard is sloped but there is enough level area for a kid's to play. Don't miss out on this well priced duplex. Listed By: Discover Border Country Realty</p>															


		1059 TAMARAC AVENUE				
		Area	Trail	Status	Active	
		Sub Area	Trail	Possession		
		Type	Triplex	Title	Freehold	
		Storeys		List Price	\$335,000	
		Taxes	(2014)	Price Sold		
MLS®	2398195	Date Sold				
Age						
Year Blt						
Zoning	C-5					
INTERIOR		EXTERIOR		SERVICES		
Bedrooms	3	Exterior Finish		Heat		
Bathrooms	2	Construction		Fuel		
Ensuite		Roof		Water	Municipal	
Remodelled		Foundation		Sewer	Sewer	
Fireplace Types		Basement				
Fin./Roughed-In		Basement Devel				
ROOMS (Total Sqft: 1,050 )				EXTERIOR FEATURES		
	Bsmt	Main	Above	Below		
Totals Sqft		1,050			Lot Width	
Entrance					Lot Depth	
Living Room		1x1			Parking	
Dining Room					Covered	
Kitchen		1x1			Site Influences	
Master Bdrm		1x1			Water Influence	
Bathroom	1x1	1x1			Equip Included	
Bedroom	1x1	1x1			Restrictions	
					LEGAL & MORTGAGE	
					Legal	LOTS A & B, DL 230, PLAN NEP 19142 KD AND LOT A, DL 230, PLAN 19014
					Mortgage	
					Balance	
					Monthly Pymt	
					Interest Rate	
					Due Date	
					Mortgagee	
<p>Opportunity knocks! You can move into 1 of 2 houses and rent out another house and apartments in 2 duplexes. Great location for rental properties, 1 block to downtown. The largest house is a Brick bungalow with full basement and is approximately 1050 sq ft on main. There are 2 bedrooms on main and 1 down. Bathroom on main and down. This home is in great condition, with good updates and immaculately clean. Behind this house is a double carport and a parking spot. There is another home of approx. 940 sq. ft. and with some electrical updates, this home would make a great rental. There is a single car garage in lane. There are also 2 detached, 2 storey duplexes. Each unit is 1 bdrm. With updates, these would make excellent rental properties. These properties are on 3 separate parcels, seller selling as one complete package. Call your REALTOR for your personal viewing. Listed By: Century 21 Kootenay Homes Inc</p>						


					1614-1616 KNIGHT STREET									
Area		Trail			Status		Active							
Sub Area		Trail			Possession									
Type		Fourplex			Title		Freehold							
Storeys		Two Storey			List Price		\$339,900							
Taxes		\$3,963 (2014)			Price Sold									
MLS®		2403588			Date Sold									
Age														
Year Blt		1980												
Zoning		R4												
INTERIOR					EXTERIOR					SERVICES				
Bedrooms		10			Exterior Finish		Vinyl			Heat		Central Air		
Bathrooms		4			Construction		Frame - Wood			Fuel		Natural Gas		
Ensuite					Roof		Asphalt/Fibreglass Shingles			Water		Municipal		
Remodelled					Foundation		Concrete			Sewer		Septic		
Fireplace Types					Basement									
Fin./Roughed-In		2			Basement Devel									
ROOMS (Total Sqft: 4,560 )										EXTERIOR FEATURES				
	Bsmt	Main		Above	Below	Lot Width				Lot Area (sqft)		47,480		
Totals Sqft		2,280			2,280	Lot Depth				Lot Size (acres)		1.09		
Entrance						Parking								
Living Room	20'2x10'4	20'x12'				Covered								
Dining Room	19'9x9'5	12'x9'				Site Influences								
Kitchen	12'x9'9	11'4x10'6				Water Influence								
Master Bdrm		9'4x6'7				Equip Included								
Bathroom	4pc	4pc				Restrictions								
Bedroom	8'8x10'5	9'8x10'4												
Bedroom	9'4x8'6	9'3x10'4												
Living Room	20'2x11'1	20'x12'				Legal		Lot A Township 7A Kootenay District Plan 12330						
Dining Room		13x9'4				Mortgage								
Kitchen	9'9x10'11	11'4x10'6				Balance								
Bedroom	9'4x8'7	11'11x10'5				Monthly Pymt								
Bedroom	9'9x10'5	8'6x9'5				Interest Rate								
Bedroom		5'11x9'5				Due Date								
Den	9'4x8'7					Mortgagee								
An amazing investment opportunity! This well maintained 4-plex sits on over an acre of property on a quiet cul-de-sac. Garage and lots of parking on site. There are two 3 bedroom units, one 2 bedroom and one 2 bedroom and den. Long term tenants in place. Listed By: Century 21 Kootenay Homes Inc														





		1007 GORDON ROAD			
		Area	Nelson	Status	Active
		Sub Area	Nelson	Possession	
		Type	Triplex	Title	Freehold
		Storeys	Two Storey	List Price	\$349,500
		Taxes	\$2,828 (2015)	Price Sold	
		MLS®	2408070	Date Sold	
Age					
Year Blt					
Zoning		R2			
INTERIOR		EXTERIOR		SERVICES	
Bedrooms	4	Exterior Finish	Aluminum	Heat	Electric Baseboards, Forced Air
Bathrooms	3	Construction	Frame - Wood	Fuel	Electricity, Natural Gas
Ensuite		Roof	Asphalt/Fibreglass Shingles	Water	Municipal
Remodelled		Foundation	Concrete	Sewer	Sewer
Fireplace Types		Basement			
Fin./Roughed-In		Basement Devel			
ROOMS (Total Sqft: 1,710 )				EXTERIOR FEATURES	
	Bsmt	Main	Above	Below	
Totals Sqft		760	550	400	Lot Width 60
Entrance					Lot Depth 90
Living Room	9'6x9'10	9'7x19	11x13		Lot Area (sqft) 5,227
Dining Room					Lot Size (acres) 0.12
Kitchen	9x12'8	11'2x12'9	5'6x14'9		Parking Covered
Master Bdrm		11'2x13'6			Site Influences Central Location, Park Nearby, Paved Roads, Public Transit Nearby, Quiet Area, Recreation Nearby, Easy Access
Bathroom	4pc	4pc	4pc		Water Influence
Bedroom	8'3x9'3	9'2x11'2	11'2x11'8		Equip Included
Porch		4'7x25			Restrictions
				LEGAL & MORTGAGE	
				Legal Lot 2, District Lot 97, LD26, Plan 2902	
				Mortgage	
				Balance	
				Monthly Pymt	
				Interest Rate	
				Due Date	
				Mortgagee	
<p>Tremendous investment opportunity in a prime Fairview location. Triplex with excellent rental history. Good unit mix with 1 - two bedroom unit and 2 - one bedroom units. Monthly revenue of \$2090. You can buy for investment and keep them all rented or live in one unit and live super affordable!</p> <p>Listed By: Valhalla Path Realty</p>					





				309 GORE STREET					
				Area	Nelson		Status	Active	
				Sub Area	Nelson		Possession		
				Type	Full Duplex		Title	Freehold	
				Storeys			List Price	\$350,000	
				Taxes	\$3,233 (2014)		Price Sold		
				MLS®	2407215		Date Sold		
Age									
Year Blt									
Zoning	R1								
INTERIOR				EXTERIOR		SERVICES			
Bedrooms	6		Exterior Finish	Stucco, Wood Siding		Heat	Electric Baseboards, Forced Air		
Bathrooms	2		Construction			Fuel			
Ensuite			Roof	Asphalt/Fibreglass Shingles		Water	Municipal		
Remodelled			Foundation	Concrete		Sewer	Sewer		
Fireplace Types			Basement						
Fin./Roughed-In			Basement Devel						
ROOMS (Total Sqft: 2,110 )				EXTERIOR FEATURES					
	Bsmt	Main	Above	Below	Lot Width	86	Lot Area (sqft)	10,280	
Totals Sqft		1,055			Lot Depth	120	Lot Size (acres)	0.236	
Entrance					Parking				
Living Room	15x18	18x11			Covered				
Dining Room		13'5x7			Site Influences	Park Nearby, Public Transit Nearby, Recreation Nearby, Golf Nearby, Schools Nearby, Shopping Nearby, Ski Area Nearby			
Kitchen	15'5x10	13'5x8			Water Influence				
Master Bdrm		11x13			Equip Included	Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings			
Bathroom	4pc	4pc			Restrictions				
Other	5x7	4x9			LEGAL & MORTGAGE				
Bedroom	8x15	10x11			Legal	PL NEP349 LT 19 & 20 BLK 23 DL 150 LD 26			
Bedroom	13x7	9x11			Mortgage				
Laundry Rm	14x7				Balance				
Bedroom	12x8				Monthly Pymt				
					Interest Rate				
					Due Date				
					Mortgagee				
<p>If you're looking for a property with loads of rental potential then this is the house for you! Separated into an upper and lower suite, both with 3 beds and 1 bath, each level boasts its own private deck. Minutes away from downtown Nelson and Kootenay Lake, this home is ideally situated. Listed By: My Move Realty</p>									

		2063-2061 FIRST AVENUE				
		Area	Rossland		Status	Active
		Sub Area	Rossland		Possession	
		Type	Fourplex		Title	Freehold
		Storeys	Rancher with Basement		List Price	\$365,000
		Taxes	\$3,236 (2015)		Price Sold	
		MLS®	2408533		Date Sold	
		Age				
		Year Blt	1960			
		Zoning	R3			
INTERIOR			EXTERIOR		SERVICES	
Bedrooms	1	Exterior Finish	Stucco	Heat	Forced Air	
Bathrooms	4	Construction	Frame - Wood	Fuel	Natural Gas	
Ensuite		Roof	Metal	Water	Municipal	
Remodelled		Foundation	Concrete	Sewer	Sewer	
Fireplace Types		Basement				
Fin./Roughed-In		Basement Devel				
ROOMS (Total Sqft: 3,072 )				EXTERIOR FEATURES		
	Bsmt	Main	Above	Below		
Totals Sqft		1,536		1,536	Lot Width 90 Lot Area (sqft)	
Entrance					Lot Depth 100 Lot Size (acres)	
Living Room		15'0x11'4			Parking	
Dining Room					Covered	
Kitchen		10'0x13'3			Site Influences	
Master Bdrm		9'9x12'6			Water Influence	
Bathroom	4pc	4pc			Equip Included	
Den		10'0x12'0			Restrictions	
Bathroom	4pc	4pc				
				LEGAL & MORTGAGE		
				Legal Lot A, DL 535, DKP 7830		
				Mortgage		
				Balance		
				Monthly Pymt		
				Interest Rate		
				Due Date		
				Mortgagee		
<p>4plex located one block from downtown Rossland. BLD has 2 two bdrm suites and 2 one bdrm suites. Covered parking for each unit, shared laundry. Lot is level with great sun exposure and views of downtown Rossland the valley. Listed By: Century 21 Kootenay Homes Inc</p>						

 © KREB MLS® #2408526				503 11TH STREET S											
				Area Golden		Status Active									
				Sub Area Golden		Possession									
				Type Full Duplex		Title Freehold									
				Storeys		List Price \$369,000									
				Taxes \$914 (2015)		Price Sold									
				MLS® 2408526		Date Sold									
				Age											
				Year Blt 1989											
				Zoning R2											
INTERIOR				EXTERIOR				SERVICES							
Bedrooms 7				Exterior Finish Vinyl				Heat Forced Air							
Bathrooms 2				Construction Frame - Wood				Fuel							
Ensuite				Roof Tar and Gravel				Water Municipal							
Remodelled				Foundation Concrete				Sewer Sewer							
Fireplace Types				Basement											
Fin./Roughed-In				Basement Devel											
ROOMS (Total Sqft: 3,028 )								EXTERIOR FEATURES							
	Bsmt	Main	Above	Below	Lot Width	100		Lot Area (sqft)	13,068						
Totals Sqft		2,353	675		Lot Depth	130		Lot Size (acres)	0.30						
Entrance					Parking										
Living Room		18'4x12'6			Covered										
Dining Room		12'1x9'5			Site Influences										
Kitchen		18'x14'8			Water Influence										
Master Bdrm		15'x14'6			Equip Included	Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer									
Bathroom		5pc	4pc		Restrictions										
Bedroom		14'2x9'2	8'x11'6		LEGAL & MORTGAGE										
Bedroom		11'2x11'2	11'7x13'7		Legal	LT 15 & 16 BLK 12 SEC 12 TWP 27 RNG 22 W5M KD PL 9503									
Bedroom		11'2x10'10	15'x11'6		Mortgage										
Storage		10'4x4'			Balance										
Kitchen		16'2x11'9			Monthly Pymt										
					Interest Rate										
					Due Date										
					Mortgagee										
Great opportunity to get into a solid revenue property. This 7 bdrm home can set up as a duplex or simply rent individual rooms. There is a detached double car garage with private deck and huge yard. The home has been meticulously cared for with tenants in place. Listed By: RE/MAX of Golden															

		430 LYALL STREET				
		Area	Midway	Status	Active	
		Sub Area	Midway	Possession		
		Type	Fourplex	Title	Freehold	
		Storeys		List Price	\$399,000	
		Taxes	\$3,152 (2014)	Price Sold		
		MLS®	2402553	Date Sold		
		Age				
Year Blt	1970					
Zoning	R					
INTERIOR		EXTERIOR		SERVICES		
Bedrooms	2	Exterior Finish	Cedar	Heat	Electric Baseboards	
Bathrooms	1	Construction	Frame - Wood	Fuel	Electricity	
Ensuite		Roof	Tar and Gravel	Water	Municipal	
Remodelled		Foundation	Concrete	Sewer	Sewer	
Fireplace Types		Basement				
Fin./Roughed-In		Basement Devel				
ROOMS (Total Sqft: 5,600 )				EXTERIOR FEATURES		
	Bsmt	Main	Above	Below	Lot Width	Lot Area (sqft) 152,460
Totals Sqft		1,900	1,900	1,800	Lot Depth	Lot Size (acres) 3.50
Entrance					Parking	
Living Room		13x14			Covered	
Dining Room		9x13			Site Influences	Adult-Oriented, Airport Nearby, Cablevision Available, Central Location, No Thru Road, Park Nearby, Paved Roads, Quiet Area, Recreation Nearby, Golf Nearby, Schools Nearby, Shopping Nearby, Treed Site, Easy Access, Family Oriented, Park Setting, Ski Area Nearby
Kitchen		7x9			Water Influence	
Master Bdrm			10'6x13		Equip Included	Dryer, Refrigerator, Stove - Electric, Washer
Bathroom			4pc		Restrictions	
Family Room	12'6x23				LEGAL & MORTGAGE	
Laundry Rm	8'6x6				Legal	That part of DL 501 SDYD shown as BLK B PL B5200 which lies to the South of the boundary of PL 18299
Foyer		4x6			Mortgage	
Bedroom			12'6x12		Balance	
					Monthly Pymt	
					Interest Rate	
					Due Date	
					Mortgagee	
<p>4 plex on 3.5 acres, room to build additional residences. Lots of room to park and close to schools. Nice income opportunity. Each unit has 2 bedroom, 1 bathroom and laundry. Listed By: Discover Border Country Realty</p>						


INTERIOR		EXTERIOR		SERVICES																																					
Bedrooms	5	Exterior Finish	Stucco	Heat	Hot Water, Space Heater																																				
Bathrooms	3	Construction	Frame - Wood	Fuel	Natural Gas																																				
Ensuite		Roof	Metal	Water	Municipal																																				
Remodelled		Foundation	Concrete	Sewer	Sewer																																				
Fireplace Types		Basement																																							
Fin./Roughed-In		Basement Devel																																							
<div> <div>  </div> <div> <p>911 EDGEWOOD AVENUE</p> <table border="1"> <tr> <td>Area</td> <td>Nelson</td> <td>Status</td> <td>Active</td> </tr> <tr> <td>Sub Area</td> <td>Nelson</td> <td>Possession</td> <td></td> </tr> <tr> <td>Type</td> <td>Triplex</td> <td>Title</td> <td>Freehold</td> </tr> <tr> <td>Storeys</td> <td>Other (See Remarks)</td> <td>List Price</td> <td>\$429,000</td> </tr> <tr> <td>Taxes</td> <td>\$3,051 (2012)</td> <td>Price Sold</td> <td></td> </tr> <tr> <td>MLS®</td> <td>10062656</td> <td>Date Sold</td> <td></td> </tr> <tr> <td>Age</td> <td></td> <td></td> <td></td> </tr> <tr> <td>Year Blt</td> <td></td> <td></td> <td></td> </tr> <tr> <td>Zoning</td> <td>City</td> <td></td> <td></td> </tr> </table> </div> </div>						Area	Nelson	Status	Active	Sub Area	Nelson	Possession		Type	Triplex	Title	Freehold	Storeys	Other (See Remarks)	List Price	\$429,000	Taxes	\$3,051 (2012)	Price Sold		MLS®	10062656	Date Sold		Age				Year Blt				Zoning	City		
Area	Nelson	Status	Active																																						
Sub Area	Nelson	Possession																																							
Type	Triplex	Title	Freehold																																						
Storeys	Other (See Remarks)	List Price	\$429,000																																						
Taxes	\$3,051 (2012)	Price Sold																																							
MLS®	10062656	Date Sold																																							
Age																																									
Year Blt																																									
Zoning	City																																								
<div> <div>ROOMS (Total Sqft: 3,048 )</div> <div>EXTERIOR FEATURES</div> </div>																																									
	Bsmt	Main	Above	Below	Lot Width 37																																				
Totals Sqft		888	888	888	Lot Depth 120																																				
Entrance	18'1x5'1				Lot Area (sqft) 4,356																																				
Living Room	13'x14'6	11'4x12'			Lot Size (acres) 0.10																																				
Dining Room					Parking Covered																																				
Kitchen	10'8x12'8	19'8x10'2			Site Influences Central Location, Fully Lanscaped, Park Nearby, Public Transit Nearby, Recreation Nearby, Storage, Golf Nearby, Shopping Nearby, Easy Access, Ski Area Nearby																																				
Master Bdrm		10'4x15'7			Water Influence																																				
Bathroom	1'x1'	1'x1'			Equip Included Dryer, Refrigerator, Stove - Electric, Washer																																				
Bedroom	10'5x12'10	10'11x11'4			Restrictions																																				
Nook		5'x4'																																							
Pantry	3'x5'9																																								
Sun Room	22'8x6'8																																								
Entrance	10'x5'																																								
Kitchen	12'1x9'6																																								
Living Room	12'x16'																																								
Bedroom	12'x8'9																																								
Bedroom	12'x8'9																																								
<div> <div>LEGAL &amp; MORTGAGE</div> <div> Legal PL NEP9500 LT 18 BLK 58 DL 95 LD 26 PLAN NEP 9500 DL 95 Kootenay Land. Add'l - see remarks. </div> </div>																																									
<div> <div>Mortgage</div> <div>Balance</div> <div>Monthly Pymt</div> <div>Interest Rate</div> <div>Due Date</div> <div>Mortgagee</div> </div>																																									
<p>This triplex, fully rented, will provide a solid income on your investment. The central location of this property makes it a desirable place to rent. All necessary amenities for daily life are within walking distance. Recent improvements. Listed By: One Percent Realty Ltd. (Van3)</p>																																									

509 15TH AVENUE S											
 <p>© KREB MLS® #2409443</p>				Area		Cranbrook		Status		Active	
				Sub Area		Cranbrook South		Possession			
				Type		Fourplex		Title		Freehold	
				Storeys				List Price		\$437,700	
				Taxes		\$4,335 (2015)		Price Sold			
MLS®		2409443		Date Sold							
Age											
Year Blt		1970									
Zoning		R1									
INTERIOR				EXTERIOR				SERVICES			
Bedrooms		6		Exterior Finish		Stucco		Heat		Forced Air	
Bathrooms		4		Construction				Fuel		Natural Gas	
Ensuite				Roof		Asphalt/Fibreglass Shingles		Water		Municipal	
Remodelled				Foundation		Concrete		Sewer		Sewer	
Fireplace Types				Basement							
Fin./Roughed-In				Basement Devel							
ROOMS (Total Sqft: 3,192 )					EXTERIOR FEATURES						
	Bsmt	Main	Above	Below	Lot Width	93		Lot Area (sqft)	11,325		
Totals Sqft		1,596			Lot Depth	122		Lot Size (acres)	0.26		
Entrance					Parking						
Living Room	14'7x10'10	14'7x10'10			Covered						
Dining Room					Site Influences	Quiet Area, Recreation Nearby, Schools Nearby, Shopping Nearby					
Kitchen	12'11x8'4	12'11x8'4			Water Influence						
Master Bdrm		11'3x10'6			Equip Included	Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings					
Bathroom	4pc	4pc			Restrictions						
Bedroom	11'3x10'6	9'4x8'6			LEGAL & MORTGAGE						
Kitchen		12'11x8'4			Legal	PL NEP6605 LT 1 DL 22 LD 26					
Living Room		14'7x10'10			Mortgage						
Bedroom	9'4x8'6	11'3x10'6			Balance						
Bedroom		9'4x8'6			Monthly Pymt						
Studio Apartment	25'0x12'0				Interest Rate						
Laundry Rm	1x1				Due Date						
Bathroom	4pc	4pc			Mortgagee						
<p>Investment Opportunity - 4-Plex with in a quiet residential area of town. These units have been well maintained with good, long term rental history. Each unit has it's own storage locker &amp; shared laundry. The detached 2 car garage &amp; 4 additional parking spaces add to this property's appeal. Listed By: My Move Realty</p>											

		2218 CEDAR STREET			
		Area	Creston	Status	Active
		Sub Area	Creston	Possession	
		Type	Full Duplex	Title	Freehold
		Storeys	Rancher with Basement	List Price	\$439,000
		Taxes		Price Sold	
		MLS®	2406764	Date Sold	
Age					
Year Blt					
Zoning	R1				
INTERIOR		EXTERIOR		SERVICES	
Bedrooms	5	Exterior Finish	Stucco	Heat	Forced Air
Bathrooms	3	Construction	Frame - Wood	Fuel	Natural Gas
Ensuite		Roof	Asphalt/Fibreglass Shingles	Water	Municipal
Remodelled		Foundation	Concrete	Sewer	Sewer
Fireplace Types		Basement			
Fin./Roughed-In		Basement Devel			
ROOMS (Total Sqft: 4,002 )				EXTERIOR FEATURES	
	Bsmt	Main	Above	Below	
Totals Sqft		2,001		2,001	Lot Width
Entrance					Lot Depth
Living Room		16x16			Lot Area (sqft) 16,988
Dining Room		16x11			Lot Size (acres) 0.39
Kitchen		12x11			Parking
Master Bdrm		14x13			Covered
Bathroom	4pc	4pc			Site Influences
Bedroom	15x11	10x12			Cablevision Available, Central Location, Fully Lanscaped, Park Nearby, Quiet Area, Recreation Nearby, Fruit Trees, Golf Nearby, Landscaped, Private Setting, Schools Nearby, Shopping Nearby, Easy Access, Park Setting
Bedroom	12x10	10x8			Water Influence
Utility Rm	12x9				Equip Included
Utility Rm	10x8				Restrictions
Living Room		15x13			
Dining Room		8x7			
Kitchen		9x8			
Bathroom		7x6			
				LEGAL & MORTGAGE	
				Legal Lot2 DL 891 KD PL NEP20382	
				Mortgage	
				Balance	
				Monthly Pymt	
				Interest Rate	
				Due Date	
				Mortgagee	
<p>Fully legal duplex with proper firewall for sale for the first time . Guest house as well . Year round creek borders the north boundry. Well built with custom cabinets. The main unit is fully finished up and down with walkout basement. Second unit is full finished up and the lower level has stud walls up . Both units in mint condition . Garden area and fruit trees , Grab your Realtor and come have a look, let the renter pay your mortgage . Listed By: Re/Max Discovery Real Estate</p>					

					502 OAK STREET														
					Area	Kaslo			Status	Active									
					Sub Area	Kaslo			Possession										
					Type	Triplex			Title	Freehold									
					Storeys	Rancher			List Price	\$449,900									
					Taxes	(2014)			Price Sold										
					MLS®	2406428			Date Sold										
					Age														
Year Blt	1998																		
Zoning	C3																		
INTERIOR					EXTERIOR					SERVICES									
Bedrooms	2				Exterior Finish	Stucco				Heat	Stove								
Bathrooms	4				Construction	Frame - Wood				Fuel	Electricity								
Ensuite					Roof	Asphalt/Fibreglass Shingles				Water	Municipal								
Remodelled					Foundation	Concrete				Sewer	Septic								
Fireplace Types					Basement														
Fin./Roughed-In					Basement Devel														
ROOMS (Total Sqft: 5,173 )										EXTERIOR FEATURES									
	Bsmt	Main	Above	Below	Lot Width						Lot Area (sqft)	16,552							
Totals Sqft		4,023	1,150		Lot Depth						Lot Size (acres)	0.38							
Entrance					Parking														
Living Room		14'6x9'3	20x12		Covered														
Dining Room		7'6x8'6	8x8		Site Influences	Highway Access, No Thru Road, Quiet Area, Flat Site, Fruit Trees, Golf Nearby, Rural Setting, Schools Nearby, Easy Access													
Kitchen		13x9'6	14x8		Water Influence														
Master Bdrm			20x9'6		Equip Included	Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer													
Bathroom		4pc	4pc		Restrictions														
Bedroom		10'3x9			LEGAL & MORTGAGE														
Great Room		20x20'6			Legal	Lot 3 DL 209 KD Plan 16636													
Den		14'6x9			Mortgage														
Bathroom		4pc			Balance														
Kitchen		1x1			Monthly Pymt														
Bathroom		4pc			Interest Rate														
					Due Date														
					Mortgagee														
<p>Unique straw bale and timber frame triplex in a great location next to the golf course and a short stroll down the hill into Kaslo. Currently all three units are rented residentially, but could be changed to suit a buyers needs and is zoned neighborhood commercial. There's an open concept 2438 sq/ft ground floor studio suite, a 1585 sq/ft 1 bedroom main floor unit and the 1150sq/ft one bedroom upper suite with a huge 32x20 sun deck. The current owner has all the necessary infrastructure installed for to service almost any need including 600 amp power, and two septic systems. Don't miss an opportunity to see all the potential this package has to offer. Call your REALTOR today to set up your private viewing. Listed By: Coldwell Banker Rosling R/E Co</p>																			



		7634 20 STREET			
		Area	Grand Forks	Status	Active
		Sub Area	Grand Forks	Possession	
		Type	Fourplex	Title	Freehold
		Storeys		List Price	\$499,500
		Taxes	\$4,381 (2014)	Price Sold	
		MLS®	2400864	Date Sold	
		Age			
		Year Blt	1983		
		Zoning	R1		
INTERIOR		EXTERIOR		SERVICES	
Bedrooms	6	Exterior Finish		Heat	
Bathrooms	1	Construction		Fuel	
Ensuite		Roof		Water	
Remodelled		Foundation		Sewer	
Fireplace Types		Basement		Municipal	
Fin./Roughed-In		Basement Devel		Sewer	
ROOMS (Total Sqft: 5,700 )				EXTERIOR FEATURES	
	Bsmt	Main	Above	Below	
Totals Sqft		1,900	1,900	1,900	
Entrance					
Living Room		11'6x18'3			
Dining Room		8'6x8			
Kitchen		8'6x10'3			
Master Bdrm		10x11			
Bathroom		7x9			
Bedroom		11x8	11x9	11x9	
Storage		6x7			
Laundry Rm	9x9				
Bedroom			11x9	11x9	
Lot Width 75      Lot Area (sqft) 14,374 Lot Depth 125      Lot Size (acres) 0.33 Parking Covered Site Influences Central Location, Level, Park Nearby, Paved Roads, Public Transit Nearby, Recreation Nearby, Storage, Golf Nearby, Landscaped, Schools Nearby, Shopping Nearby, Easy Access, Family Oriented Water Influence Equip Included Restrictions					
LEGAL & MORTGAGE					
Legal PL KAP83 LT 7 BLK 43 DL 520 LD 54 Mortgage Balance Monthly Pymt Interest Rate Due Date Mortgagee					
This excellent revenue producing property consists of 4-2 Bedroom Suites and 2-1 Bedroom Suites plus s coin operated Laundry Facility, 4 balconies, off street parking, and grass area for kids. Each unit has its own separate tenant paid electrical meter. I deally located. Listed By: My Move Realty					

 <p>© KREB MLS® #2406620</p>		1005&1007 IBBITSON STREET				
		Area	Creston		Status	Active
		Sub Area	Creston		Possession	
		Type	Full Duplex		Title	Freehold
		Storeys	Two Storey		List Price	\$499,900
		Taxes	\$3,508 (2015)		Price Sold	
		MLS®	2406620		Date Sold	
		Age				
Year Blt						
Zoning	R1					
INTERIOR		EXTERIOR		SERVICES		
Bedrooms	6	Exterior Finish	Wood Siding	Heat	Forced Air	
Bathrooms	3	Construction	Frame - Wood	Fuel	Natural Gas	
Ensuite	3	Roof	Asphalt/Fibreglass Shingles	Water	Municipal	
Remodelled		Foundation	Concrete	Sewer	Sewer	
Fireplace Types		Basement				
Fin./Roughed-In	1	Basement Devel				
ROOMS (Total Sqft: 4,900 )			EXTERIOR FEATURES			
	Bsmt	Main	Above	Below		
Totals Sqft		2,450	2,450		Lot Width 69 Lot Area (sqft)	
Entrance					Lot Depth 105 Lot Size (acres)	
Living Room		12'6x13	12'9x14		Parking	
Dining Room		8'7x11	9'3x16		Covered	
Kitchen		9x17	11'3x14		Site Influences	
Master Bdrm			11'6x14'10		Airport Nearby, Cablevision Available, Corner Site, Fully Lanscaped, Highway Access, Park Nearby, Paved Roads, Public Transit Nearby, Quiet Area, Recreation Nearby, Storage, Golf Nearby, Landscaped, Schools Nearby, Shopping Nearby, Sloping Site, Easy Access	
Bathroom		4pc	4pc		Water Influence	
Foyer		14'1x9			Equip Included	
Family Room		13x17'			Dishwasher, Dryer, Refrigerator, Stove - Electric, Washer, Window Coverings	
Den		6'7x8'6			Restrictions	
Bedroom		11'6x10'1	9'9x11'6			
Bedroom		11'6x10'7				
Bedroom		11'6x10'7				
Laundry Rm		4'8x11'8	5'9x8			
Utility Rm		6'7x12				
Storage		6x6				
					LEGAL & MORTGAGE	
					Legal Lot2 DL524 KDP4074	
					Mortgage	
					Balance	
					Monthly Pymt	
					Interest Rate	
					Due Date	
					Mortgagee	
<p>Creston- Unique custom built side to side Duplex. Approx. 5,000 sq. ft. of finished living area. Owners on larger side that has 5 bedrooms 3 bathrooms, but could easily be converted to have 1 n-law suite. This unit boasts Brazilian Rosewood flooring, Hickory kitchen cabinetry, Gas &amp; electric fireplaces, 2 kitchens, pantries &amp; storage. 2nd home has 2 bedrooms and 2 bathrooms. En suite, laundry &amp; storage. Both units have been totally renovated. New furnaces, windows, paint &amp; flooring. Other features include attached garages, covered deck, balcony decks, gardens and great views. Listed By: Creston Valley Realty Ltd.</p>						

		823 VICTORIA STREET					
		Area	Nelson		Status	Active	
		Sub Area	Nelson		Possession		
		Type	Fourplex		Title	Freehold	
		Storeys	Two and a half		List Price	\$555,000	
		Taxes	\$3,655 (2014)		Price Sold		
		MLS®	2402130		Date Sold		
		Age					
Year Blt	1920						
Zoning	R3						
INTERIOR			EXTERIOR		SERVICES		
Bedrooms	4		Exterior Finish	Wood Siding	Heat	Electric Baseboards, Space Heater	
Bathrooms			Construction	Frame - Wood	Fuel	Natural Gas	
Ensuite			Roof	Asphalt/Fibreglass Shingles	Water	Municipal	
Remodelled			Foundation	Concrete	Sewer	Sewer	
Fireplace Types			Basement				
Fin./Roughed-In	1		Basement Devel				
ROOMS (Total Sqft: 2,646 )			EXTERIOR FEATURES				
	Bsmt	Main	Above	Below	Lot Width	50	Lot Area (sqft)
Totals Sqft		1,120	238	1,288	Lot Depth	60	Lot Size (acres)
Entrance					Parking		
Living Room		13'2x13'7			Covered		
Dining Room		7'11x11'2			Site Influences	Central Location, Corner Site, Downtown Core, Park Nearby, Schools Nearby, Shopping Nearby	
Kitchen		9'5x9'9			Water Influence		
Master Bdrm		8'7x10'2			Equip Included	Dishwasher, Dryer, Refrigerator, Stove - Gas, Washer, Window Coverings	
Bathroom					Restrictions		
Bedroom		9'6x11'2			LEGAL & MORTGAGE		
Loft			14'5x16'9		Legal	Parcel A Lots 11&12 Block 8 Plan NEP9500 District Lot 95 Land District 26 (SEE 223721)	
Living Room		13'7x15'7			Mortgage		
Kitchen		6'3x13'7			Balance		
Living Room		16'9x15'6			Monthly Pymt		
Kitchen		7'3x13'2			Interest Rate		
Bedroom		9'5x9'11			Due Date		
Living Room		13'6x15'7			Mortgagee		
Kitchen		6'3x9'5					
<p>Centrally located revenue four-plex in the heart of Nelson. Quality renovations with new appliances complement the original heritage feel and features, including hardwood floors and high ceilings. Covered porch and great views from some of the suites. Low maintenance yard and desirable location make this an easily managed rental property. The three one-bedroom and one two-bedroom suites combine for an annual gross revenue of \$44,700. Listed By: Fair Realty</p>							

		4928 BURNS AVENUE				
		Area	Canal Flats		Status	Active
		Sub Area	Canal Flats		Possession	
		Type	Full Duplex		Title	Freehold
		Storeys			List Price	\$555,000
		Taxes	\$3,616 (2015)		Price Sold	
		MLS®	2407612		Date Sold	
		Age				
Year Blt	2008					
Zoning	R2					
INTERIOR		EXTERIOR		SERVICES		
Bedrooms	6	Exterior Finish	Hardie Board	Heat	Electric Baseboards, Forced Air	
Bathrooms	6	Construction	Frame - Wood	Fuel	Electricity	
Ensuite	2	Roof	Asphalt/Fibreglass Shingles	Water	Municipal	
Remodelled		Foundation	Concrete	Sewer	Sewer	
Fireplace Types		Basement				
Fin./Roughed-In		Basement Devel				
ROOMS (Total Sqft: 3,560 )			EXTERIOR FEATURES			
	Bsmt	Main	Above	Below		
Totals Sqft		1,940	220		Lot Width 365 Lot Area (sqft) 25,264	
Entrance					Lot Depth 70 Lot Size (acres) 0.58	
Living Room		14x13'2			Parking Covered	
Dining Room					Site Influences Central Location, Level, No Thru Road, Park Nearby, Quiet Area, Recreation Nearby, Flat Site, Fruit Trees, Golf Nearby, Landscaped, Schools Nearby, Shopping Nearby, Ski Area Nearby	
Kitchen		14'6x14'9			Water Influence Waterfront Nearby	
Master Bdrm		11'6x11'9			Equip Included Dishwasher, Dryer, Microwave Oven, Refrigerator, Stove - Electric, Washer, Window Coverings	
Bathroom	3pc	3pc			Restrictions	
Sun Room		16'3x7'5				
Den			10'3x23'8			
Bedroom	18x10'8	11x12'3				
Bedroom	15'8x9'2					
Kitchen		19'11x14'11				
Living Room		16'4x13'3				
Bedroom	13x13					
Bedroom	14x20					
Ensuite		3pc				
			LEGAL & MORTGAGE			
			Legal PL NEP7110 LT 1 DL 110 LD 26			
			Mortgage			
			Balance			
			Monthly Pymt			
			Interest Rate			
			Due Date			
			Mortgagee			
<p>This property presents an incredible investment opportunity! This 3460 sq ft duplex is only 7 years old &amp; contains 2 beautifully built units. It sees very high occupancy rates &amp; is zoned for the building of 2 additional units. Your recreational paradise awaits! Listed By: My Move Realty</p>						