

Compliments of Susan Smith
7416 22 Flint Street, Pemberton, Chelsea Place



Get into the market today with this 3 bedroom townhome in Pemberton. Chelsea Place is centrally located, has a large common park with a playground and fenced backyards. This home has been renovated with a kitchen extension, tiled entry, laminate flooring, new appliances and hot water tank, and fresh paint on the upper level. Enjoy the hot tub in the privacy of your own fenced yard.

Additional Property Information

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|------------|-----------------------|-------------|---------------------|---------------|--------------------|--------------|------------------|
| Status: | Sold | Rent Cov: | None | Front: | | Heating: | Electric |
| City: | Pemberton | R. Mgnt Co: | Self Managed | Fireplaces: | | Plumbing: | Mixed |
| Area: | Pemberton.. | R. Mgnt Ph: | | FP Type: | | Sewer: | Y |
| Complex: | Chelsea Plac.. | TW Fee?: | N | Parking Type: | Open | Septic: | N |
| Price: | \$249,000 | * TW Fee: | | Park Spaces: | | Water: | Municipal |
| Type: | Townhouse | TW Freq: | | Basement: | Crawl Space | Electricity: | Y |
| Built: | | Suite: | N | Construction: | Frame | Propane: | N |
| Land Size: | | Suite Brm: | | ExtFinish: | Vinyl | List Co: | WREC |
| Size: | 1,035 | Suite Rent: | | Flooring: | Mixed | MLS?: | Y |
| Stories: | | Depth: | | Roofing: | Metal | List # : | W017455 |
| IUD: | | | | Cm 1st 100k: | 3.00% | Balance: | 1.50% |
| C. Feat: | On site Mail.. | | | | | | |

Townhouse Features

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|------------|-------------|-------------|----------|---------|----------|---------|----------|-----------|----------|----------|----------|--------------|----------|
| Bedrooms: | 3.0 | Garburator: | N | Stove: | Y | Washer: | Y | Wind Cov: | N | Sauna: | N | Central Vac: | N |
| Bathrooms: | 1.00 | Compactor: | N | Fridge: | Y | Cable: | N | Security: | N | Hot Tub: | N | Furnishings: | N |
| Microwave: | N | Dishwasher: | Y | Dryer: | Y | AC: | N | Steam Rm: | N | Pool: | N | | |

Strata Information

Strata Fees: **\$160** Freq: **Monthly**

Selling Information

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|----------------------|-------------------|----------------|------------------|
| Sold Date: | 04/30/2010 | Sold Price: | \$235,000 |
| Includes Furniture?: | N | Includes GST?: | N |

Tax Information

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|-------------|----------------|-----------|-------------|------------|--------------|
| Tax Amount: | \$1,278 | Tax Year: | 2009 | Dyke Tax : | \$148 |
|-------------|----------------|-----------|-------------|------------|--------------|

List Date: **02/19/2009** Print Date: **07/05/2010**

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Compliments of Susan Smith
1436 209 Portage Road, Pemberton, Portage Station



Enjoy the convenience of location with this two storey 2bdm condo in Portage Station; located only a few steps from the bus stop to Whistler and across the street from the new Pemberton Community Centre, gym and daycare facilities. Features of this home are the custom cabinetry and tiling in the Kitchen and 2 bathrooms, stainless steel appliances, views of Mt. Currie, stone hearth electric fireplace and still under New Home Warranty.

Additional Property Information

| | | | |
|--------------------------------|-----------------------|----------------------------------|--------------------------|
| Status: Sold | Rent Cov: None | Front: | Heating: Electric |
| City: Pemberton | R. Mgnt Co: | Fireplaces: 1 | Plumbing: Mixed |
| Area: Pemberton.. | R. Mgnt Ph: | FP Type: Wood | Sewer: Y |
| Complex: Portage Stat.. | TW Fee?: N | Parking Type: Underground | Septic: N |
| Price: \$287,000 | TW Fee: | Park Spaces: 1 | Water: Municipal |
| Type: Condominium | TW Freq: | Basement: None | Electricity: Y |
| Built: 2004 | Suite: N | Construction: Frame | Propane: N |
| Land Size: | Suite Brm: | ExtFinish: Wood | List Co: WREC |
| Size: 1,100 | Suite Rent: | Flooring: Mixed | MLS?: Y |
| Stories: 2 | Depth: | Roofing: Shingle | List #: W019129 |
| IUD: | | Cm 1st 100k: 3.00% | Balance: 1.50% |
| C. Feat: Elevator, On.. | | | |

Condominium Features

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|------------------------|----------------------|------------------|------------------|--------------------|-------------------|-----------------------|
| Bedrooms: 2.0 | Garburator: N | Stove: Y | Washer: Y | Wind Cov: Y | Sauna: N | Central Vac: N |
| Bathrooms: 2.00 | Compactor: N | Fridge: Y | Cable: N | Security: N | Hot Tub: N | Furnishings: N |
| Microwave: N | Dishwasher: Y | Dryer: Y | AC: N | Steam Rm: N | Pool: N | |

Strata Information

Strata Fees: **\$216** Freq: **Monthly**

Selling Information

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|-------------------------------|------------------------------|
| Sold Date: 04/16/2010 | Sold Price: \$273,000 |
| Includes Furniture?: N | Includes GST?: N |

Tax Information

| | | |
|----------------------------|-----------------------|-------------------------|
| Tax Amount: \$1,424 | Tax Year: 2009 | Dyke Tax : \$168 |
|----------------------------|-----------------------|-------------------------|

List Date: **02/04/2010** Print Date: **07/05/2010**

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Compliments of Susan Smith
7331 208 Arbutus Street, Pemberton, Winchester



Spacious 2 bedroom plus den in the Winchester. This great corner unit floor plan, with lots of light and mountain views has been updated with new paint throughout and new laminate wood flooring in the living area. It features a huge sun deck for outdoor entertaining, 2 underground parking spots, separate storage locker, stainless steel appliances and Home Warranty Insurance.

Additional Property Information

| | | | | | | | |
|------------|-----------------------|-------------|-----------------------|---------------|--------------------|--------------|------------------|
| Status: | Sold | Rent Cov: | Res – Standard | Front: | | Heating: | Electric |
| City: | Pemberton | R. Mgnt Co: | | Fireplaces: | 1 | Plumbing: | Mixed |
| Area: | Pemberton.. | R. Mgnt Ph: | | FP Type: | Electric | Sewer: | Y |
| Complex: | Winchester | TW Fee?: | N | Parking Type: | Underground | Septic: | N |
| Price: | \$289,900 | * TW Fee: | | Park Spaces: | 2 | Water: | Municipal |
| Type: | Condominium | TW Freq: | | Basement: | None | Electricity: | Y |
| Built: | 2005 | Suite: | N | Construction: | Frame | Propane: | Y |
| Land Size: | | Suite Brm: | | ExtFinish: | Concrete | List Co: | RE/MAX |
| Size: | 972 | Suite Rent: | | Flooring: | Mixed | MLS?: | Y |
| Stories: | 3 | Depth: | | Roofing: | Duroid | List # : | W018665 |
| IUD: | | | | Cm 1st 100k: | 3.00% | Balance: | 1.50% |
| C. Feat: | Bike/Ski Loc.. | | | | | | |

Condominium Features

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|------------|-------------|-------------|----------|---------|----------|---------|----------|-----------|----------|----------|----------|--------------|----------|
| Bedrooms: | 2.5 | Garburator: | N | Stove: | Y | Washer: | Y | Wind Cov: | Y | Sauna: | N | Central Vac: | N |
| Bathrooms: | 2.00 | Compactor: | N | Fridge: | Y | Cable: | Y | Security: | N | Hot Tub: | N | Furnishings: | N |
| Microwave: | Y | Dishwasher: | Y | Dryer: | Y | AC: | N | Steam Rm: | N | Pool: | N | | |

Strata Information

Strata Fees: **\$283** Freq: **Monthly**

Selling Information

Sold Date: **04/06/2010** Sold Price: **\$281,000**
 Includes Furniture?: **N** Includes GST?: **N**

Tax Information

Tax Amount: **\$1,372** Tax Year: **2008** Dyke Tax :

List Date: **10/21/2009** Print Date: **07/05/2010**

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Compliments of Susan Smith
1400 17 Park Street, Pemberton, Creekside Village



Spacious 3 bedroom and 2.5 bath home in Creekside Village was recently upgraded with new flooring, lighting, fireplace, kitchen and bathroom cabinets, appliances and heated floors. Great floor plan with double car garage and views of Mount Currie. Lots of light and sun, outside space and convenient but private location.

Additional Property Information

| | | | | | | | |
|------------|-----------------------|-------------|-----------------------|---------------|---------------------|--------------|------------------|
| Status: | Sold | Rent Cov: | Res – Standard | Front: | | Heating: | Electric |
| City: | Pemberton | R. Mgnt Co: | | Fireplaces: | 1 | Plumbing: | Mixed |
| Area: | Pemberton.. | R. Mgnt Ph: | | FP Type: | Wood | Sewer: | Y |
| Complex: | Creekside Vi.. | TW Fee?: | N | Parking Type: | 2 Car Garage | Septic: | N |
| Price: | \$337,000 | * TW Fee: | | Park Spaces: | 4 | Water: | Municipal |
| Type: | Townhouse | TW Freq: | | Basement: | None | Electricity: | Y |
| Built: | 1997 | Suite: | N | Construction: | Frame | Propane: | N |
| Land Size: | | Suite Brm: | | ExtFinish: | Wood | List Co: | RE/MAX |
| Size: | 1,470 | Suite Rent: | | Flooring: | Mixed | MLS?: | Y |
| Stories: | 3 | Depth: | | Roofing: | Asphalt | List # : | W018557 |
| IUD: | | | | Cm 1st 100k: | 3.00% | Balance: | 1.50% |
| C. Feat: | Garden Area,.. | | | | | | |

Townhouse Features

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|------------|-------------|-------------|----------|---------|----------|---------|----------|-----------|----------|----------|----------|--------------|----------|
| Bedrooms: | 3.0 | Garburator: | N | Stove: | Y | Washer: | Y | Wind Cov: | Y | Sauna: | N | Central Vac: | N |
| Bathrooms: | 2.50 | Compactor: | N | Fridge: | Y | Cable: | Y | Security: | N | Hot Tub: | N | Furnishings: | N |
| Microwave: | Y | Dishwasher: | Y | Dryer: | Y | AC: | N | Steam Rm: | N | Pool: | N | | |

Strata Information

Strata Fees: **\$244** Freq: **Monthly**

Selling Information

Sold Date: **04/12/2010** Sold Price: **\$329,000**
 Includes Furniture?: **N** Includes GST?: **N**

Tax Information

Tax Amount: **\$1,732** Tax Year: **2009** Dyke Tax : **\$211**

List Date: **10/05/2009** Print Date: **07/05/2010**

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Compliments of Susan Smith
7408 15 Cottonwood Street, Pemberton, Cottonwood Court



Listed below the last sales and the current competition, this large 3 bedroom townhouse offers fantastic value. Cottonwood Court is a very popular and quiet complex and this unit has a fenced backyard that is perfect for outdoor entertaining in the summer. Partially renovated, this home features new laminate floors, refreshed ceilings, new fridge, washer and dryer. Take advantage of today's low interest rates and this great price. Get into the market now!

Additional Property Information

| | | | | | | | |
|------------|-----------------------|-------------|-----------------------|---------------|---------------|--------------|------------------|
| Status: | Sold | Rent Cov: | Res – Standard | Front: | | Heating: | Electric |
| City: | Pemberton | R. Mgnt Co: | | Fireplaces: | 1 | Plumbing: | Mixed |
| Area: | Pemberton.. | R. Mgnt Ph: | | FP Type: | Wood | Sewer: | Y |
| Complex: | Cottonwood C.. | TW Fee?: | N | Parking Type: | Open | Septic: | N |
| Price: | \$339,900 | * TW Fee: | | Park Spaces: | 2 | Water: | Municipal |
| Type: | Townhouse | TW Freq: | | Basement: | None | Electricity: | Y |
| Built: | 1996 | Suite: | N | Construction: | Frame | Propane: | N |
| Land Size: | | Suite Brm: | | ExtFinish: | Vinyl | List Co: | WREC |
| Size: | 1,544 | Suite Rent: | | Flooring: | Mixed | MLS?: | Y |
| Stories: | 3 | Depth: | | Roofing: | Duroid | List # : | W018991 |
| IUD: | | | | Cm 1st 100k: | 3.00% | Balance: | 1.50% |
| C. Feat: | Garden Area,.. | | | | | | |

Townhouse Features

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|------------|-------------|-------------|----------|---------|----------|---------|----------|-----------|----------|----------|----------|--------------|----------|
| Bedrooms: | 3.0 | Garburator: | N | Stove: | Y | Washer: | Y | Wind Cov: | Y | Sauna: | N | Central Vac: | N |
| Bathrooms: | 2.50 | Compactor: | N | Fridge: | Y | Cable: | Y | Security: | N | Hot Tub: | N | Furnishings: | N |
| Microwave: | N | Dishwasher: | Y | Dryer: | Y | AC: | N | Steam Rm: | N | Pool: | N | | |

Strata Information

Strata Fees: **\$204** Freq: **Monthly**

Selling Information

Sold Date: **04/05/2010** Sold Price: **\$336,000**
 Includes Furniture?: **N** Includes GST?: **N**

Tax Information

Tax Amount: **\$1,701** Tax Year: **2009** Dyke Tax : **\$207**

List Date: **01/12/2010** Print Date: **07/05/2010**

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Compliments of Susan Smith
7400 15 Arbutus Street, Pemberton, Woodbridge



Beautiful 2 bedroom plus den, 2 bathroom town home in Pemberton prestigious 'Woodbridge Complex.' Features include recent maple hardwood flooring on main, all new appliances, lighting and paint. Mount Currie views from sun deck, gas fireplace and proximity to Village amenities complete this perfect picture.

Additional Property Information

| | | | | | | | |
|------------|-----------------------|-------------|-----------------------|---------------|---------------------|--------------|-------------------------|
| Status: | Sold | Rent Cov: | Res – Standard | Front: | | Heating: | Electric/Propane |
| City: | Pemberton | R. Mgnt Co: | | Fireplaces: | 1 | Plumbing: | Copper/Plastic |
| Area: | Pemberton.. | R. Mgnt Ph: | | FP Type: | Gas | Sewer: | Y |
| Complex: | Woodbridge | TW Fee?: | N | Parking Type: | 2 Car Garage | Septic: | N |
| Price: | \$369,000 | TW Fee: | | Park Spaces: | 3 | Water: | Municipal |
| Type: | Townhouse | TW Freq: | | Basement: | None | Electricity: | Y |
| Built: | 2003 | Suite: | N | Construction: | Frame | Propane: | Y |
| Land Size: | | Suite Brm: | | ExtFinish: | Wood | List Co: | RE/MAX |
| Size: | 1,226 | Suite Rent: | | Flooring: | Mixed | MLS?: | Y |
| Stories: | 3 | Depth: | | Roofing: | Duroid | List # : | W019355 |
| IUD: | | | | Cm 1st 100k: | 3.00% | Balance: | 1.50% |
| C. Feat: | On site Mail.. | | | | | | |

Townhouse Features

| | | | | | | | | | | | | | |
|------------|-------------|-------------|----------|---------|----------|---------|----------|-----------|----------|----------|----------|--------------|----------|
| Bedrooms: | 2.5 | Garburator: | N | Stove: | Y | Washer: | Y | Wind Cov: | Y | Sauna: | N | Central Vac: | N |
| Bathrooms: | 2.00 | Compactor: | N | Fridge: | Y | Cable: | Y | Security: | N | Hot Tub: | N | Furnishings: | N |
| Microwave: | N | Dishwasher: | Y | Dryer: | Y | AC: | N | Steam Rm: | N | Pool: | N | | |

Strata Information

Strata Fees: **\$164** Freq: **Monthly**

Selling Information

Sold Date: **04/14/2010** Sold Price: **\$365,000**
 Includes Furniture?: **N** Includes GST?: **N**

Tax Information

Tax Amount: **\$1,656** Tax Year: **2009** Dyke Tax :

List Date: **03/24/2010** Print Date: **07/05/2010**

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**Compliments of Susan Smith
1487 Hemlock Street, Pemberton,**



Gorgeous 4 bedroom, 3 bathroom home with separate entrance 1 bedroom/1 bathroom revenue suite, located in a quiet, secluded corner of "The Glen". Manicured lawns with feature landscaping backing onto a large, tranquil greens pace for privacy, and a large upper sun deck complete with hot tub offering commanding views of Mt. Currie. Impeccably kept, this open interior home offers many quality appointments, features and aspects – including excellent storage and an oversize 2 car garage. Close to schools, community centre, and golf courses – priced to sell, call for more details or to arrange a viewing!

Additional Property Information

| | | | | | | | |
|------------|--------------------|-------------|-----------------------|---------------|---------------------|--------------|------------------|
| Status: | Sold | Rent Cov: | Res – Standard | Front: | | Heating: | Electric |
| City: | Pemberton | R. Mgnt Co: | | Fireplaces: | 1 | Plumbing: | Mixed |
| Area: | Pemberton.. | R. Mgnt Ph: | | FP Type: | Wood | Sewer: | Y |
| Complex: | | TW Fee?: | N | Parking Type: | 2 Car Garage | Septic: | N |
| Price: | \$609,000 | TW Fee: | | Park Spaces: | 4 | Water: | Municipal |
| Type: | Chalet | TW Freq: | | Basement: | None | Electricity: | Y |
| Built: | 1996 | Suite: | Y | Construction: | Frame | Propane: | N |
| Land Size: | 7548 | Suite Brm: | 1.00 | ExtFinish: | Wood | List Co: | RE/MAX |
| Size: | 2,391 | Suite Rent: | \$850 | Flooring: | Mixed | MLS?: | Y |
| Stories: | 2 | Depth: | | Roofing: | Metal | List # : | W019201 |
| IUD: | | | | Cm 1st 100k: | 3.00% | Balance: | 1.50% |
| C. Feat: | | | | | | | |

Chalet Features

| | | | | | | | | | | | | | |
|------------|-------------|-------------|----------|---------|----------|---------|----------|-----------|----------|----------|----------|--------------|----------|
| Bedrooms: | 4.0 | Garburator: | N | Stove: | Y | Washer: | Y | Wind Cov: | Y | Sauna: | N | Central Vac: | N |
| Bathrooms: | 3.00 | Compactor: | N | Fridge: | Y | Cable: | Y | Security: | N | Hot Tub: | N | Furnishings: | N |
| Microwave: | N | Dishwasher: | Y | Dryer: | Y | AC: | N | Steam Rm: | N | Pool: | N | | |

Strata Information

Strata Fees: _____ Freq: _____

Selling Information

| | | | |
|----------------------|-------------------|----------------|------------------|
| Sold Date: | 04/09/2010 | Sold Price: | \$595,000 |
| Includes Furniture?: | N | Includes GST?: | N |

Tax Information

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|-------------|----------------|-----------|-------------|------------|--------------|
| Tax Amount: | \$2,330 | Tax Year: | 2009 | Dyke Tax : | \$364 |
|-------------|----------------|-----------|-------------|------------|--------------|

List Date: **02/23/2010** Print Date: **07/05/2010**

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**Compliments of Susan Smith
1777 Pinewood Drive, Pemberton,**



A vision of balance connecting natural striking beauty and hand-craftmanship are testament to this exclusive address atop Pemberton Plateau. Breath-taking views from every perspective captures the essence of lavish retreat-style living.

Additional Property Information

| | | | | | | | |
|------------|--------------------|-------------|-----------------------|---------------|---------------------|--------------|-------------------------|
| Status: | Sold | Rent Cov: | Res – Standard | Front: | | Heating: | Electric/Propane |
| City: | Pemberton | R. Mgnt Co: | | Fireplaces: | 1 | Plumbing: | Mixed |
| Area: | Pemberton.. | R. Mgnt Ph: | | FP Type: | Wood | Sewer: | Y |
| Complex: | | TW Fee?: | N | Parking Type: | 1 Car Garage | Septic: | N |
| Price: | \$899,000 | TW Fee: | | Park Spaces: | 6 | Water: | Municipal |
| Type: | Chalet | TW Freq: | | Basement: | Finished | Electricity: | Y |
| Built: | 2005 | Suite: | Y | Construction: | Frame | Propane: | N |
| Land Size: | 9375 | Suite Brm: | 1.00 | ExtFinish: | Wood | List Co: | SWCR |
| Size: | 3,305.49 | Suite Rent: | | Flooring: | Mixed | MLS?: | N |
| Stories: | 3 | Depth: | | Roofing: | Metal | List # : | W019163 |
| IUD: | | | | Cm 1st 100k: | 3.00% | Balance: | 1.50% |
| C. Feat: | | | | | | | |

Chalet Features

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|------------|-------------|-------------|----------|---------|----------|---------|----------|-----------|----------|----------|----------|--------------|----------|
| Bedrooms: | 3.5 | Garburator: | Y | Stove: | Y | Washer: | Y | Wind Cov: | Y | Sauna: | N | Central Vac: | Y |
| Bathrooms: | 3.00 | Compactor: | N | Fridge: | Y | Cable: | Y | Security: | Y | Hot Tub: | N | Furnishings: | N |
| Microwave: | Y | Dishwasher: | Y | Dryer: | Y | AC: | N | Steam Rm: | N | Pool: | N | | |

Strata Information

Strata Fees: **\$25** Freq: **Monthly**

Selling Information

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|----------------------|-------------------|----------------|------------------|
| Sold Date: | 04/26/2010 | Sold Price: | \$875,000 |
| Includes Furniture?: | N | Includes GST?: | N |

Tax Information

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|-------------|----------------|-----------|-------------|------------|--|
| Tax Amount: | \$5,261 | Tax Year: | 2007 | Dyke Tax : | |
|-------------|----------------|-----------|-------------|------------|--|

List Date: **01/28/2010** Print Date: **07/05/2010**

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