

**Compliments of Susan Smith
7370 23 Hwy 99, Pemberton,**



Status:	Sold	Type:	Mobile Home
List Date:	01/04/2011	List Price:	\$59,900
City:	Pemberton	Org Price:	\$59,900
Area:	Pemberton..	Sold Price:	\$57,000
Complex:		Size:	672
Bedrooms:	2.0	Land Size:	
Bathrooms:	1.00	Stories:	1
Built:	1980	Park Spcs:	2
HST?:	N	Fireplaces:	
Park Type:	Open	Basement:	Crawl Space
FP Type:		Tax:	\$132
Suite:	N	Tax Yr:	2010
Suite Brm:		IUD:	
Suite Rent:		TW Freq:	
TW Fee:		List Co:	WREC

This 2 bedroom manufactured home sits on a solid concrete pad with a nicely landscaped low-maintenance yard & hedges added for extra privacy. This is a very affordable option for the first time buyer, small family, or retiree. The property taxes are very low and the monthly fee includes snow removal, garbage pickup, water, sewer, and the majority of the property and dyking taxes. The home has been well maintained and has recently had new insulated skirting put in place, updated plumbing, a new oil tank and regular maintenance of the roof. Contact me for a spreadsheet that outlines how affordable this option can be.

Additional Property Information

List # :	W020786	Front:		Roofing:	Metal	Septic:	N
Rent Cov:	None	Cnstrct:		Heating:	Electric	Water:	Municipal
R. Mgnt Co:		ExtFinish:		Plumbing:	Mixed	Electricity:	Y
R. Mgnt Ph:		Flooring:	Mixed	Sewer:	Y	Propane:	N
C. Feat:	Garden Area, On site Mail Boxes			Depth:			

Mobile Home Features

Microwave:	N	Garburator:	N	Stove:	Y	Washer:	Y	Wind Cov:	N	Sauna:	N	Central Vac:	N
D. Washer:	N	Compactor:	N	Fridge:	Y	Cable:	Y	Security:	N	Hot Tub:	N	Furnishings:	N
Dryer:	Y	AC:	N	Ntr Gas:	N	MLS? :	Y	Stm Rm:	N	Pool:	N		

Strata Information

Strata Mgnt:		S Fees:	\$345
S. Mgnt Ph:		Freq:	Monthly
SM Addrss:			

Legal Information

PID:	000-000-000	Plan:	LD27	Folio:	340231	Lot:	N/A
Title:	Freehold	DisLot:	M.H. Reg #04	Block:			
Zoning:	MHP-1 - Manufactured Mobile Home Park						

Selling Info

Sold Date:	02/22/2011	Sold Price:	\$57,000
Print Date:	08/01/2011		



Status:	Sold	Type:	Condominium
List Date:	04/29/2010	List Price:	\$294,900
City:	Pemberton	Org Price:	\$299,900
Area:	Pemberton..	Sold Price:	\$294,900 *
Complex:	Expedition Station		
Bedrooms:	2.0	Size:	835
Bathrooms:	1.00	Land Size:	
Built:	2010	Stories:	1
HST?:	N	Park Spcs:	2
Park Type:	2 Car Garage	Fireplaces:	
FP Type:		Basement:	
Suite:	N	Tax:	
Suite Brm:		Tax Yr:	
Suite Rent:		IUD:	
TW Fee:		TW Freq:	
		List Co:	Thorn

Now selling Building 2! Completion date Aug 2011. An amazing location changing the face of downtown Pemberton. This development features unique floorplans which maximize light, cross ventilation and space with secure tandem garages. Top floor unit with vaulted ceilings! Please visit www.expeditionstation.ca for floorplans, brochure and disclosure statement.

Additional Property Information

List # :	W016152	Front:		Roofing:		Septic:	N
Rent Cov:	Res - Standard Resid	Cnstrct:	Concrete & Wood	Heating:	Electric	Water:	Municipal
R. Mgnt Co:		ExtFinish:		Plumbing:		Electricity:	Y
R. Mgnt Ph:		Flooring:	Mixed	Sewer:	Y	Propane:	N
C. Feat:				Depth:			

Condominium Features

Microwave:	N	Garburator:	N	Stove:	Y	Washer:	Y	Wind Cov:	N	Sauna:	N	Central Vac:	N
D. Washer:	Y	Compactor:	N	Fridge:	Y	Cable:	Y	Security:	N	Hot Tub:	N	Furnishings:	N
Dryer:	Y	AC:	N	Ntr Gas:	N	MLS? :	N	Stm Rm:	N	Pool:	N		

Strata Information

Strata Mgnt:		S Fees:	\$158
S. Mgnt Ph:		Freq:	Monthly
SM Addrss:			

Legal Information

PID:	011-506-661	Plan:	1624	Folio:	0	Lot:	17
Title:	Freehold	DisLot:	202/203	Block:			
Zoning:	C-1 - Town Centre						

Selling Info

Sold Date:	02/08/2011	Sold Price:	\$294,900
Print Date:	08/01/2011		

Compliments of Susan Smith
7381 1 Laurel Street, Pemberton, Monte Vale



Status:	Sold	Type:	Townhouse
List Date:	04/09/2010	List Price:	\$375,000
City:	Pemberton	Org Price:	\$389,000
Area:	Pemberton..	Sold Price:	\$367,000 *
Complex:	Monte Vale		
Bedrooms:	3.0	Size:	1,666
Bathrooms:	2.50	Land Size:	
Built:	1997	Stories:	3
HST?:	N	Park Spcs:	4
Park Type:	2 Car Garage	Fireplaces:	1
FP Type:	Wood	Basement:	None
Suite:	N	Tax:	\$1,900
Suite Brm:		Tax Yr:	2009
Suite Rent:		IUD:	
TW Fee:		TW Freq:	
		List Co:	RE/MAX

This end unit townhouse offers a bright, spacious layout with plenty of windows to enjoy spectacular views of Mt Currie. Open kitchen & dining area make it ideal for entertaining family & friends. Master Bedroom features large walk in closet with ensuite bathroom. Plenty of room for all your toys with extra storage space & 2 car garage. Enjoying a BBQ on your patio or fenced in yard area. Nearby walking trail allows for easy access into Pemberton.

Additional Property Information

List # :	W019473	Front:		Roofing:	Shingle	Septic:	N
Rent Cov:	Res - Standard Resid	Cnstrct:	Frame	Heating:	Electric	Water:	Municipal
R. Mgnt Co:		ExtFinish:	Vinyl	Plumbing:	Mixed	Electricity:	Y
R. Mgnt Ph:		Flooring:	Mixed	Sewer:	Y	Propane:	N
C. Feat:	On site Mail Boxes			Depth:			

Townhouse Features

Microwave:	N	Garburator:	N	Stove:	Y	Washer:	Y	Wind Cov:	N	Sauna:	N	Central Vac:	N
D. Washer:	Y	Compactor:	N	Fridge:	Y	Cable:	Y	Security:	N	Hot Tub:	N	Furnishings:	N
Dryer:	Y	AC:	N	Ntr Gas:	N	MLS? :	Y	Stm Rm:	N	Pool:	N		

Strata Information

Strata Mgnt:	Whistler Resort Mgmt.	S Fees:	\$252
S. Mgnt Ph:	604-932-2972	Freq:	Monthly
SM Addrss:			

Legal Information

PID:	023-860-863	Plan:	KAS 1941	Folio:	0	Lot:	1
Title:	Freehold	DisLot:	203	Block:			
Zoning:	RT1 - Two Family One						

Selling Info

Sold Date:	02/08/2011	Sold Price:	\$367,000
Print Date:	08/01/2011		

Compliments of Susan Smith
7391 Larch Street, Pemberton,



Status:	Sold	Type:	Chalet	
List Date:	08/17/2010	List Price:	\$489,000	
City:	Pemberton	Org Price:	\$529,000	
Area:	Pemberton..	Sold Price:	\$400,000	*
Complex:				
Bedrooms:	4.0	Size:	1,884	
Bathrooms:	3.00	Land Size:	8255	
Built:	1990	Stories:	2	
HST?:	N	Park Spcs:	4	
Park Type:	2 Car Garage	Fireplaces:	1	
FP Type:	Wood	Basement:	None	
Suite:	N	Tax:	\$2,793	
Suite Brm:		Tax Yr:	2010	
Suite Rent:		IUD:		
TW Fee:		TW Freq:		
		List Co:	RE/MAX	

Immaculate 4 bedroom, 3 bath home in Pemberton's Glen. You will appreciate the details in this home with its fresh paint in warm colours, A/C, central vac and new appliances. Relax under the grape-adorned pergola in the spacious garden. The double car garage is complimented by a wide driveway offering plenty of parking pace to accommodate a full sized RV as well as your other vehicles. this comfortable home offers the opportunity to create a spacious 1 bedroom suite on the ground floor and has been priced by the motivated Seller well below comparable homes in the neighbourhood.

Additional Property Information

List # :	W020255	Front:	68	Roofing:	Metal	Septic:	N
Rent Cov:	Res – Standard Resid	Cnstrct:	Frame	Heating:	Electric	Water:	Municipal
R. Mgnt Co:		ExtFinish:	Vinyl	Plumbing:	Copper/Plastic	Electricity:	Y
R. Mgnt Ph:		Flooring:	Mixed	Sewer:	Y	Propane:	N
C. Feat:	Exercise Room, Garden Area, Parking Surface			Depth:	120		

Chalet Features

Microwave:	Y	Garburator:	Y	Stove:	Y	Washer:	N	Wind Cov:	Y	Sauna:	N	Central Vac:	Y
D. Washer:	Y	Compactor:	N	Fridge:	Y	Cable:	Y	Security:	N	Hot Tub:	N	Furnishings:	N
Dryer:	N	AC:	Y	Ntr Gas:	N	MLS? :	Y	Stm Rm:	N	Pool:	N		

Legal Information

PID:	015-267-296	Plan:	KAP 42176	Folio:	325007	Lot:	7
Title:	Freehold	DisLot:	203	Block:			
Zoning:	RS1 - Single Family One						

Selling Info

Sold Date:	02/14/2011	Sold Price:	\$400,000
Print Date:	08/01/2011		

**Compliments of Susan Smith
1470 Olive Street, Pemberton,**



Status:	Sold	Type:	Chalet	
List Date:	09/22/2010	List Price:	\$529,000	
City:	Pemberton	Org Price:	\$569,000	
Area:	Pemberton..	Sold Price:	\$502,500	*
Complex:				
Bedrooms:	3.0	Size:	2,200	
Bathrooms:	2.00	Land Size:		
Built:	1996	Stories:	2	
HST?:	N	Park Spcs:	4	
Park Type:	2 Car Garage	Fireplaces:	0	
FP Type:		Basement:	None	
Suite:	Y	Tax:	\$3,072	
Suite Brm:	1.00	Tax Yr:	2009	
Suite Rent:		IUD:		
TW Fee:		TW Freq:		
		List Co:	WREC	

This 3 bed/2 bath home has vaulted ceilings, spacious layout and southern Currie views. Noteworthy improvements include fully fenced; brand-new deck with paving stones and waterproof membrane; reinforced roofing; new paved driveway extension; all new appliances; brand new slate flooring in entry and kitchen(s); new blinds throughout; 2009 exterior paint; 2007 interior paint; fully-fenced, landscaped yard with fenced in veggie patch and fruit trees; custom workshop in double-car garage. Complete with a 1 bedroom suite - this home is a must-see.

Additional Property Information

List # :	W020394	Front:		Roofing:	Metal	Septic:	N
Rent Cov:	None	Cnstrct:	Frame	Heating:	Electric	Water:	Municipal
R. Mgnt Co:		ExtFinish:	Wood	Plumbing:	Plastic	Electricity:	Y
R. Mgnt Ph:		Flooring:	Mixed	Sewer:	Y	Propane:	N
C. Feat:				Depth:			

Chalet Features

Microwave:	N	Garburator:	N	Stove:	Y	Washer:	Y	Wind Cov:	Y	Sauna:	N	Central Vac:	N
D. Washer:	Y	Compactor:	N	Fridge:	Y	Cable:	Y	Security:	N	Hot Tub:	Y	Furnishings:	N
Dryer:	Y	AC:	N	Ntr Gas:	N	MLS? :	Y	Stm Rm:	N	Pool:	N		

Legal Information

PID:	019-021-488	Plan:	KAP53495	Folio:	357003	Lot:	3
Title:	Freehold	DisLot:	203	Block:			
Zoning:	RS1 - Single Family One						

Selling Info

Sold Date:	02/18/2011	Sold Price:	\$502,500
Print Date:	08/01/2011		

Compliments of Susan Smith
1641 Pemberton Portage Rd, Pemberton,



Status:	Sold	Type:	Chalet with acre
List Date:	10/25/2010	List Price:	\$699,999
City:	Pemberton	Org Price:	\$699,999
Area:	Pemberton..	Sold Price:	\$658,400
Complex:			
Bedrooms:	3.0	Size:	2,850
Bathrooms:	3.00	Land Size:	1.23
Built:	1979	Stories:	2
HST?:	N	Park Spcs:	10
Park Type:	Garage	Fireplaces:	2
FP Type:	Wood/Gas	Basement:	None
Suite:	N	Tax:	\$2,560
Suite Brm:		Tax Yr:	2010
Suite Rent:		IUD:	
TW Fee:		TW Freq:	
		List Co:	CCR

Stunning acreage opportunity. This home has been fully renovated and updated TOP to BOTTOM. Great location, beautiful views, fabulous design & beautifully updated through the reno -- a gourmet / kitchen, large & bright bedrooms, a games room and state of the art media room. The acreage is fully landscaped WITH inground irrigation. Can be sold fully furnished and "turnkey" if desired. Not an opportunity to miss -- so call now to set up a viewing.

Additional Property Information

List # :	W020517	Front:		Roofing:	Asphalt	Septic:	Y
Rent Cov:	Res - Standard Resid	Cnstrct:	Frame	Heating:	Elec/Forced Air/Rad	Water:	Municipal
R. Mgnt Co:		ExtFinish:	Wood	Plumbing:	Mixed	Electricity:	N
R. Mgnt Ph:		Flooring:	Mixed	Sewer:	N	Propane:	Y
C. Feat:				Depth:			

Chalet with acreage Features

Microwave:	Y	Garburator:	N	Stove:	Y	Washer:	Y	Wind Cov:	Y	Sauna:	N	Central Vac:	Y
D. Washer:	Y	Compactor:	N	Fridge:	Y	Cable:	N	Security:	Y	Hot Tub:	N	Furnishings:	Y
Dryer:	Y	AC:	Y	Ntr Gas:	N	MLS? :	Y	Stm Rm:	N	Pool:	N		

Legal Information

PID:	007-660-251	Plan:	20993	Folio:	1421000	Lot:	B
Title:	Freehold	DisLot:	204	Block:			
Zoning:	AGR-PFZ - Agricultural Pemberton Fringe Zone						

Selling Info

Sold Date:	02/25/2011	Sold Price:	\$658,400
Print Date:	08/01/2011		