

Compliments of Susan Smith
1445 6 Vine Road, Pemberton, Pioneer Junction - Townhouse



Status:	Sold	Type:	Townhouse
List Date:	05/14/2011	List Price:	\$312,000
City:	Pemberton	Org Price:	\$312,000
Area:	Pemberton..	Sold Price:	\$312,000
Complex:	Pioneer Junction - Townhouse		
Bedrooms:	2.5	Size:	1,084
Bathrooms:	2.00	Land Size:	
Built:		Stories:	
HST?:	N	Park Spcs:	1
Park Type:	1 Car Garage	Fireplaces:	1
FP Type:		Basement:	Crawl Space
Suite:	N	Tax:	\$2,060
Suite Brm:		Tax Yr:	2010
Suite Rent:		IUD:	
TW Fee:		TW Freq:	
		List Co:	FSBO

Two bed, two bath, cozy office, private patio, stainless steel appliances.

Additional Property Information

List # :	W021391	Front:		Roofing:		Septic:	N
Rent Cov:	Res - Standard Resid	Cnstrct:	Frame	Heating:	Geothermal	Water:	Municipal
R. Mgnt Co:		ExtFinish:	Wood	Plumbing:	Mixed	Electricity:	Y
R. Mgnt Ph:		Flooring:	Mixed	Sewer:	Y	Propane:	N
C. Feat:				Depth:			

Townhouse Features

Microwave:	Y	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:	N	Furnishings:	N
Dryer:	Y	AC:	N	Ntr Gas:	N	MLS? :	N	Stm Rm:	N	Pool:	N		

Legal Information

PID:	025-967-207	Plan:	KAS2654	Folio:	337064	Lot:	6
Title:	Freehold	DisLot:	203	Block:			
Zoning:	CD4 - Comprehensive Development 4 (Pioneer Junction)						

Selling Info

Sold Date:	05/07/2011	Sold Price:	\$312,000
Print Date:	08/01/2011		

Compliments of Susan Smith
1450 53 Vine Road, Pemberton, Peaks



Status:	Sold	Type:	Townhouse
List Date:	04/04/2011	List Price:	\$314,000
City:	Pemberton	Org Price:	\$314,000
Area:	Pemberton..	Sold Price:	\$299,000
Complex:	Peaks		
Bedrooms:	2.0	Size:	1,066
Bathrooms:	2.00	Land Size:	
Built:	2001	Stories:	2
HST?:	N	Park Spcs:	
Park Type:	1 Car Garage	Fireplaces:	1
FP Type:	Propane	Basement:	None
Suite:	N	Tax:	\$1,904
Suite Brm:		Tax Yr:	2010
Suite Rent:		IUD:	
TW Fee:		TW Freq:	
		List Co:	RE/MAX

This 2 bedroom/2 bathroom townhome in gorgeous Pemberton enjoys a sought after location in the complex with SW views over wide open green space and trails alive with locals enjoying the outdoors. There is a covered back deck for those winter BBQ's with a stairway down to lots of common grassy area. The entry level utility area has been upgraded to an office with hardwood floors as is in the living/dining area. Top it off with a master bedroom walk-in closet, huge crawl space for storage and an oversized single garage. Within walking distance to the elementary school, recreation centre and shopping conveniences. This is a must see fabulous home. Call today for details!

Additional Property Information

List # :	W021217	Front:		Roofing:	Shingle	Septic:	N
Rent Cov:	Res – Standard Resid	Cnstrct:	Frame	Heating:	Electric/Propane	Water:	Municipal
R. Mgnt Co:		ExtFinish:	Wood	Plumbing:	Mixed	Electricity:	Y
R. Mgnt Ph:		Flooring:	Mixed	Sewer:	Y	Propane:	Y
C. Feat:				Depth:			

Townhouse Features

Microwave:	Y	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:	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:	\$154
S. Mgnt Ph:	932-2972	Freq:	Monthly
SM Addrss:			

Legal Information

PID:	025-128-094	Plan:	KAS 2095	Folio:	0	Lot:	53
Title:	Freehold	DisLot:	203	Block:			
Zoning:	RT1 - Two Family One						

Selling Info

Sold Date:	05/24/2011	Sold Price:	\$299,000
Print Date:	08/01/2011		

**Compliments of Susan Smith
1465 Laburnum Street, Pemberton,**



Status:	Sold	Type:	Chalet
List Date:	05/10/2011	List Price:	\$425,000
City:	Pemberton	Org Price:	\$425,000
Area:	Pemberton..	Sold Price:	\$395,000
Complex:			
Bedrooms:	2.5	Size:	1,640
Bathrooms:	2.00	Land Size:	9148
Built:	1981	Stories:	3
HST?:	N	Park Spcs:	6+
Park Type:	Open	Fireplaces:	2
FP Type:	Wood	Basement:	Finished
Suite:	Y	Tax:	\$2,000
Suite Brm:	1.00	Tax Yr:	2010
Suite Rent:	\$700	IUD:	
TW Fee:		TW Freq:	
		List Co:	WREC

Fantastic character home located on a quiet cul-de-sac. This home offers 3 decks, an outdoor workshop/shed, mature landscaping plus a great side yard with a fire pit and views! Nicely updated interior, claw foot soaker tub, large loft, good storage and a 1 bedroom revenue suite. This home must be seen. Square footage and measurements to be verified by the buyers.

Additional Property Information

List # :	W021388	Front:		Roofing:	Shake	Septic:	N
Rent Cov:	Res – Standard Resid	Cnstrct:	Frame	Heating:	Elec/Forced Air/Rad	Water:	Municipal
R. Mgnt Co:		ExtFinish:	Wood	Plumbing:	Mixed	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:	N	Furnishings:	N
Dryer:	Y	AC:	N	Ntr Gas:	N	MLS? :	Y	Stm Rm:	N	Pool:	N		

Legal Information

PID:	003-610-501	Plan:	31737	Folio:	353180	Lot:	7
Title:	Freehold	DisLot:	203	Block:			
Zoning:	RS1 - Single Family One						

Selling Info

Sold Date:	05/19/2011	Sold Price:	\$395,000
Print Date:	08/01/2011		

**Compliments of Susan Smith
10 E Walkerville Road, Pemberton,**



Status:	Sold	Type:	Chalet with acre
List Date:	03/01/2011	List Price:	\$659,000
City:	Pemberton	Org Price:	\$719,000
Area:	Pemberton..	Sold Price:	\$620,000 *
Complex:		Size:	3,236
Bedrooms:	4.5	Land Size:	2.693
Bathrooms:	3.00	Stories:	2
Built:	1999	Park Spcs:	8
HST?:	N	Fireplaces:	1
Park Type:	Open	Basement:	Finished
FP Type:		Tax:	\$2,138
Suite:	N	Tax Yr:	2010
Suite Brm:		IUD:	
Suite Rent:		TW Freq:	
TW Fee:		List Co:	WREC

Room to roam in this 3,200 square foot rancher situated on 2.7 acres of beautiful park-like forested land. This spacious 4 bedroom, 3 bathroom home features heated slate entry, kitchen and master bath, with hardwood floors throughout the main living area. The gourmet kitchen will delight you with sky lights and island with a bar and sink. The grand living room offers floor to ceiling windows with gorgeous mountain views. Enjoy a 240 square foot screened porch as well a 1360 square foot wrap around deck for those hot summer days. The lower level of this home is fully finished with a walk out to the lawn and garden area and a detached storage shed. There is nothing left to do but move in!

Additional Property Information

List # :	W021063	Front:		Roofing:	Metal	Septic:	Y
Rent Cov:	Res – Standard Resid	Cnstrct:	Frame	Heating:	Electric	Water:	Well
R. Mgnt Co:	Self Managed	ExtFinish:	Wood	Plumbing:	Mixed	Electricity:	Y
R. Mgnt Ph:		Flooring:	Mixed	Sewer:	N	Propane:	N
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:	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:	\$375
S. Mgnt Ph:		Freq:	Annually
SM Addrss:			

Legal Information

PID:	023-969-717	Plan:	KAS 1967	Folio:	2410110	Lot:	10
Title:	Freehold	DisLot:	1543	Block:			
Zoning:	RR1 - Rural One						

Selling Info

Sold Date:	05/17/2011	Sold Price:	\$620,000
Print Date:	08/01/2011		

Compliments of Susan Smith
7621 Anderson Road, Pemberton,



Status:	Sold	Type:	Chalet
List Date:	05/01/2011	List Price:	\$739,000
City:	Pemberton	Org Price:	\$739,000
Area:	Pemberton..	Sold Price:	\$707,000
Complex:			
Bedrooms:	3.0	Size:	2,636
Bathrooms:	2.00	Land Size:	.5 Acre
Built:	2009	Stories:	2
HST?:	N	Park Spcs:	4
Park Type:	2 Car Garage	Fireplaces:	1
FP Type:	Airtight	Basement:	None
Suite:	N	Tax:	\$3,448
Suite Brm:		Tax Yr:	2010
Suite Rent:		IUD:	
TW Fee:		TW Freq:	
		List Co:	CCR

This custom built home in the beautiful Pemberton Valley has it all. The half acre property is off the main road - quiet and private - and is in the sunniest part of the Valley. The views are incredible - 360 degree - and of the entire Valley. The home itself was designed and built with incredible care and attention to detail. Fantastic floor plan and layout, 10 ft ceilings, large windows, gourmet kitchen, spa like bathrooms, huge bonus / family room, and a dbl car garage. All this plus extremely energy efficient. A home you will love !

Additional Property Information

List # :	W021340	Front:		Roofing:	Duroid	Septic:	Y
Rent Cov:	Res - Standard Resid	Cnstrct:	Frame	Heating:	Elec/Forced Air/Rad	Water:	Municipal
R. Mgnt Co:		ExtFinish:	Wood	Plumbing:	Plastic	Electricity:	Y
R. Mgnt Ph:		Flooring:	Wood	Sewer:	N	Propane:	N
C. Feat:				Depth:			

Chalet Features

Microwave:	Y	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:	N	Furnishings:	N
Dryer:	Y	AC:	Y	Ntr Gas:	N	MLS? :	Y	Stm Rm:	N	Pool:	N		

Legal Information

PID:	026-330-873	Plan:	KAP78465	Folio:	942000	Lot:	2
Title:	Freehold	DisLot:	166	Block:			
Zoning:	R1 - Residential						

Selling Info

Sold Date:	05/13/2011	Sold Price:	\$707,000
Print Date:	08/01/2011		

Compliments of Susan Smith
Lot 12 Pineridge Drive, Bralorne,



Status:	Sold	Type:	Vacant Land
List Date:	01/25/2011	List Price:	\$46,000
City:	SLRD	Org Price:	\$46,000
Area:	Bralorne..	Sold Price:	\$36,000
Complex:		Size:	
Bedrooms:		Land Size:	1.39 acres
Bathrooms:		Stories:	
Built:		Park Spcs:	
HST?:	N	Fireplaces:	
Park Type:		Basement:	
FP Type:		Tax:	\$362
Suite:	N	Tax Yr:	2010
Suite Brm:		IUD:	
Suite Rent:		TW Freq:	
TW Fee:		List Co:	WREC

Looking for the ultimate playground? This 1.39 acre property awaits you to build your private back country adventure cabin! Located above of the historic mining town of Bralorne. This area provides an endless supply of year round recreation to satisfy the adrenalin junkie or for those who seek a pristine wilderness escape. In the summer; enjoy boating, water sports, fishing, hiking, mountain/dirt biking, horseback riding. Float in the waist deep powder with your snowmobile, skis, snowboard, and snowshoes. Or simply relax and breathe in the fresh mountain air while you ice-fish. What are you waiting for? Get out and play!

Additional Property Information

List # :	W020890	Front:		Roofing:		Septic:	N
Rent Cov:	None	Cnstrct:		Heating:		Water:	
R. Mgnt Co:		ExtFinish:		Plumbing:		Electricity:	N
R. Mgnt Ph:		Flooring:		Sewer:	N	Propane:	N
C. Feat:				Depth:			

Vacant Land Features

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

Legal Information

PID:	003-617-441	Plan:	31718	Folio:	0	Lot:	12
Title:	Freehold	DisLot:	586	Block:			
Zoning:	RR2 - Rural Two						

Selling Info

Sold Date:	05/03/2011	Sold Price:	\$36,000
Print Date:	08/01/2011		

Compliments of Susan Smith
Lot C; Lillooet Lake Road, Lillooet Lake,



Status:	Sold	Type:	Chalet with acre
List Date:	03/29/2011	List Price:	\$385,000
City:	SLRD	Org Price:	\$385,000
Area:	Lillooet Lake..	Sold Price:	\$354,000
Complex:			
Bedrooms:	3.0	Size:	864
Bathrooms:	1.00	Land Size:	1.14 acres
Built:	1979	Stories:	2
HST?:	N	Park Spcs:	4
Park Type:	Open	Fireplaces:	1
FP Type:	Wood	Basement:	None
Suite:	N	Tax:	\$795
Suite Brm:		Tax Yr:	2011
Suite Rent:		IUD:	
TW Fee:		TW Freq:	
		List Co:	RE/MAX

Rare opportunity to find a freehold recreational acreage waterfront cottage on Lillooet Lake. This three bedroom cottage property is located only 5km. down the Lillooet Lake Road, only 20 minutes from Pemberton. The 1.14 acre property has 100 feet of waterfront with a gravel drive right down to the lake for your boat launch. Enjoy beautiful sunny views of the lake and surrounding mountains from your own beach this summer.

Additional Property Information

List # :	W021199	Front:	100	Roofing:	Metal	Septic:	Y
Rent Cov:	Res - Standard Resid	Cnstrct:	Frame	Heating:	Wood	Water:	Private
R. Mgnt Co:		ExtFinish:	Wood	Plumbing:	Cast Iron	Electricity:	N
R. Mgnt Ph:		Flooring:	Mixed	Sewer:	N	Propane:	N
C. Feat:	Parking Surface			Depth:	435.6		

Chalet with acreage Features

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

Legal Information

PID:	025-807-277	Plan:	0	Folio:	318000	Lot:	C
Title:	Freehold	DisLot:	4900	Block:			
Zoning:	RR1 - Rural One						

Selling Info

Sold Date:	05/03/2011	Sold Price:	\$354,000
Print Date:	08/01/2011		

Compliments of Susan Smith
Lot A Lillooet Lake Road, Lillooet Lake,



Status:	Sold	Type:	Chalet with acre
List Date:	04/26/2011	List Price:	\$399,000
City:	SLRD	Org Price:	\$399,000
Area:	Lillooet Lake..	Sold Price:	\$365,000
Complex:			
Bedrooms:	3.0	Size:	860
Bathrooms:	1.00	Land Size:	1.19 acres
Built:	1980	Stories:	2
HST?:	N	Park Spcs:	2
Park Type:	Open	Fireplaces:	1
FP Type:	Wood	Basement:	
Suite:	N	Tax:	\$732
Suite Brm:		Tax Yr:	2010
Suite Rent:		IUD:	
TW Fee:		TW Freq:	
		List Co:	RE/MAX

Rare opportunity to find a freehold recreational waterfront property on Lillooet Lake. Only 5.9kms down the Lake Road and 20 minutes from Pemberton. 3 bedroom cabin with 100ft of waterfront on a 1.19 acre lot. Call soon; the property next door sold in 16 days!

Additional Property Information

List # :	W021320	Front:	100	Roofing:		Septic:	N
Rent Cov:	Phase I	Cnstrct:	Frame	Heating:	Propane	Water:	None
R. Mgnt Co:		ExtFinish:	Wood	Plumbing:		Electricity:	N
R. Mgnt Ph:		Flooring:		Sewer:	N	Propane:	N
C. Feat:				Depth:	517		

Chalet with acreage Features

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

Legal Information

PID:	025-806-718	Plan:	27	Folio:	3170000	Lot:	A
Title:	Freehold	DisLot:	4900	Block:			
Zoning:	RR1 - Rural One						

Selling Info

Sold Date:	05/31/2011	Sold Price:	\$365,000
Print Date:	08/01/2011		