

# RE/MAX<sup>®</sup>

## COUNTRY LAKES REALTY

COMPLIMENTS OF:

VOLUME 14 | ISSUE 11 Each office independently owned & operated



### 108 ACREAGE W/TWO HOMES & VIEWS

Two homes, two titles of 10.03 acres w/ southwest exp. & 180 degree view of 2 lakes & valley. Main home of 1,600 sq. ft. on 2.97 acres & is meticulously maintained w/3 bdrms 2 bathrooms, family rm, open post & beam floor plan for the kitchen, eating area & living rm with a view & a unique split rock f/p. Large wrap around deck to enjoy your property & the view. 2nd home of 1,100 sq. ft. w/2 bdrms & 1 bath on 7.07 acres is an excellent mortgage helper. Large shop, room for a horse or 2 w/fencing. Privacy 10 min. to 100 Mile House. 108 Mile Ranch. Louise Cleverley. **\$499,900 MLS# N237731**



### BEST BUY IN THE INTERLAKES AREA!

Offered at \$130,000 - below 2014 assessed value! Check out this meticulously maintained log frame home with 3bdr/3bath on park like 5 acre property. Open spacious design, huge detached 2-car garage with workshop area. Bonus: property does have driveway easement to Sheridan Lake waterfront access. Only 3 min. to the Interlakes Service Centre. Sheridan Lake. Martin Scherrer **\$299,900** **MLS# N223650**



### WATERFRONT, DIRECT HWY 97 EXPOSURE

#### - MOTEL W/RV SITES

Waterfront 11 unit motel with 4 RV sites located in the town of Lac la Hache. Motel had a new roof in 2007. Residence had a new roof in approximately 2005. New doors and windows in 2000. This is a perfect family run business with 3 bedroom living quarters. Heated with natural gas water boiler. Picnic tables, fire pits and a one piece dock near the water's edge. Lac la Hache is a very popular year-round recreation lake. Must have an appointment with a realtor to view. Lac la Hache. Pat Ford. **\$599,000** **MLS# N4506833**



### BRIDGE LAKE HOME ON ACREAGE

#### W/ 60' X 36' SHOP

Nicely updated year-round home or recreational get away on beautiful Bridge Lake. Over 1900 sq ft of living space with 3 bedrooms, open floor plan with nice sun room to enjoy the view over the lake. 6.3 acres of park-like property with over 300 feet of waterfront situated in a nice bay. Outbuildings include a 60x36 heated shop with 220 wiring and attached storage shed, separate storage/wood shed, garden shed and carport. Nice setting within walking distance to Bridge Lake store and school. Bridge Lake. Klaus Vogel **\$549,000** **MLS# N237492**



### THE ULTIMATE IN COUNTRY LIVING!

Beautiful 2 storey home on 0.83 acre terraced lot. 1560 sq.ft. up & down w/ large upper level sun deck & single car garage. Vinyl siding, 35 year asphalt roof, built in 1997. Upper floor has 2 bdrms, 2 bathrooms, den, laundry room & open living room, dining & kitchen overlooking Bonaparte River & mountains. Lower level has 1 bdrm, bathroom, exercise room, wine making room & storage room. Ground level entry to family room w/ Valour propane fireplace & wet bar. Geothermal heat & air conditioning w/ electric back up. Two wells. Cache Creek. Dawn Layden **\$369,000** **MLS# N236856/KADREA#123041**



### LOTS OF "TLC" INTO THIS WELL

#### CONSTRUCTED HOME

Beautiful views from the covered deck overlooking the 108 Mile golf course, Sepa Lake & the greenbelt trail. One-time owner & pride shows in this very well cared for family home. Addition in 1983 along w/ double garage & 20'x20' heated shop. Desirable neighbourhood, on a quiet street & there are walking & biking trails out your back gate. Warm oak kitchen built w/ quality slide-outs & unique lazy susans. N/G fireplace in the spacious family room off the kitchen & eating area & an even larger living room for all those get-togethers. 108 Mile Ranch. Darrel Warman **\$295,000 MLS# N239785**



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# RESIDENTIAL HOMES & CABINS



**238+ ACRES, LOG HOME, GUEST HOUSE & CARETAKER CABIN & MORE**

Secluded Pinecrest Meadows. 238.2 acres of peace & tranquility. Perfect getaway ranch operation, or your main residence. Large main house, guest house, caretaker cabin. Main house, 1894 sq ft on main floor w/ 380 sq ft of enclosed porch. 2nd storey added in 2006 when entire home was renovated. Upper level is open mezzanine style overlooking living & kitchen areas below. Professional kitchen developed basement. Guest house has 864 sq ft on main & 472 sq ft above. Beautiful log home w/ hdwd flrs up & dwn. Main has living room, kitchen, eating area. Upper floor has master & 2nd bdrm. 3 pc bath w/ tub, 4'5 cement floor crawl space.

Clinton. Brad Potter

**\$1,598,000 MLS# N238711/KADREA#124012**



**STUNNING 6 BDRM HOME W/ 180° VIEW OF BRIDGE LAKE**

Beautiful timber frame home w/ over 3400 sq. ft. & 6 bdrms, 4 bathrooms, games room & a stunning great-room w/ a 22' vaulted pine ceiling. The floor to ceiling windows offers a 180 degree view of Bridge Lake & the surrounding mountains & ranch land. There are massive fir beams, fir & maple cabinetry, fir flooring & solid fir doors. Large, partially covered wrap around deck w/ gas BBQ hook-up. The amazing landscaping features a winding creek w/ waterfall & several trees & xeriscaping plants, all built within a circular driveway. Add to this, a detached 2-car garage, a 40x60 sq ft workshop w/ 1600 sq ft loft & large pump house. All this on 14.87 private acres w/ subdivision potential.

Bridge Lake. Klaus Vogel

**\$649,000**

**MLS# N237329**



**TOTAL PACKAGE - ACREAGE, LARGE HOME AND 2 GIANT SHOPS!!**

Lovely modular home situated on 118 acres of rolling hills and trees w/ panoramic view of the Clinton Valley and Limestone Mountains from your covered porch. This top of the line home has 2 bdrms up plus 3 bdrms down to accommodate a growing family or use the basement for an in-law suite. Well tests at 50 gall. per min. Two 2300 sq ft shops with concrete floors plus a small barn are just a few of the many features of this special acreage which borders Crown Land at the back. Many ATV trails and several nice building sites on the property which is not in the ALR. Property would be perfect for large family w/ a trucking business or the shops could be made into barns for an equine setup.

Clinton. Dawn Layden

**\$555,000 MLS# N231699/KADREA# 119295**



**COUNTRY LIVING AT IT'S BEST!**

This place has everything you need plus more in country living just 3 miles south of the Village of Clinton. Privately nestled in the trees, this large family home is situated on 11 acres w/ fenced pastures, a large barn plus huge industrial sized shop complete w/ hydraulic hoists, heated, plumbed & room for a suite if needed. The home has been newly renovated & updated with 3 living rooms, large country style kitchen, 2 wood fireplaces, central vac & a fully developed basement. Home & shop both heated w/ hot water from a boiler system which also heats hot water tanks. Domestic Water License on Spring gives you great water plus 2 shallow wells for irrigating use.

Clinton. Dawn Layden

**\$482,900 MLS# N236553/KADREA#122895**



**EXECUTIVE HOME W/VIEW OF GREEN LAKE**

Custom built executive home on over 1 acre w/ a view of Green Lake. Over 3500 sq ft of top notch finishing throughout. 5 bdrms, 3 bath home was previously run as "Eagles Nest B&B". 3 bdrm, 2 bath on main w/ 2 bdrms & bath down complete with kitchen. 3 gas fireplaces & lots of windows making it feel bright & spacious. All set up with generator for both house & shop. Attached oversized garage & a separate 26x36 2 bay shop w/ a tall door. Both shop & garage are heated. Situated in an area of high quality homes. You must see it to appreciate it. Green Lake. Debbie Popadinac

**\$459,000**

**MLS# N233793**



**ACREAGE, GRAVEL PIT, SHOP ETC.**

Lots of potential on this 160 acres of hay fields, meadows, large gravel pit, old growth fir and graveled trails galore. Easy access of paved Fishing Hwy 24 with distant views of Sheridan Lake. Open the gate at back of property on to Crown Land and hit the expansive trail system to visit neighbouring lakes and forests. Large 3 year old shop with 14x16 ft. doors on each end, & 10x10 ft. mezzanine. Owner currently has shop set up as living quarters with washroom, kitchen, bedrooms etc. There are also two 12x16 newer storage sheds on the property and an unfinished 14x16 guest cabin c/w loft set off in the woods. Bring your ideas. Owner states property is subdividable. Sheridan Lake. Robert Young

**\$775,000**

**MLS# N232582**



**LARGE HIGH END HOME, BARN, PADDOCKS, QUONSET & MORE...**

Unlimited potential. Over 7500 sq ft of high end home that would be ideal for a bed & breakfast. Large overall barn with several 8' fenced paddocks for raising horses. Several outbuildings including 40'x60' metal quonset style shop. Old homestead house in restorable condition. Large covered decks and balconies to take in the fabulous sunsets and the snow-capped Marbel Mountains in the West. Tilt-turn fir windows, European high end hot water heating system. Lots of sun exposure with a mix of pasture and forested areas. Crown Land adjacent with endless miles of trails.

Watch Lake. Brad Potter

**\$638,800**

**MLS# N234662**



**108 ACREAGE W/TWO HOMES & VIEWS**

Two homes, two titles of 10.03 acres w/south-west exp. & 180 degree view of 2 lakes & valley. Main home of 1,600 sq. ft. on 2.97 acres & is meticulously maintained w/3 bdrms 2 bathrooms, family rm, open post & beam floor plan for the kitchen, eating area & living rm with a view & a unique floor to ceiling split rock f/p. Large wrap around deck to enjoy your property & the view. 2nd home of 1,100 sq. ft. w/2 bdrms & 1 bath on 7.07 acres is an excellent mortgage helper. Large shop for all the toys & plenty of room for a horse or 2 w/fencing. Privacy 10 min. to 100 Mile House.

108 Mile Ranch. Louise Cleverley

**\$499,900**

**MLS# N237731**



**HORSE LOVER'S DREAM!**

Beautiful, well-built family home on 15.99 park-like acres. The home features 3240 sq ft of living space w/ 6 bdrms & an open floor plan w/ spacious living & dining area & a large, custom oak kitchen w/ an island. There is a 642 sq ft double garage attached to the house & outbuildings consist of a 24x27 horse barn, a 27x21 detached garage/workshop & a 13x65 storage building. The property is fenced & x-fenced for horses, contains a small hay field & the remainder is treed pasture. The property is situated on a quiet road, close to Horse Lake School & only 20 min. away from 100 Mile House.

Fawn Lake. Klaus Vogel

**\$479,000**

**MLS# N236632**



**NEWER CUSTOM BUILT HOME W/OPEN FLOOR PLAN**

Gorgeous, custom-built ranch style home w/ full daylight walk-out basement on 0.58 acre property in the 108 Mile Ranch area, close to the shopping mall. This is a beautiful open-concept plan which has a fabulous gourmet kitchen, custom cabinetry, stainless appliances, stunning engineered hardwood flooring, vaulted ceiling, great room w/ gas fireplace, closed-in 19x12 sunroom to enjoy the summer evenings, master on the main w/ lovely 5 pc ensuite & walk-in closet decked out w/ custom organizers. The laundry/mud room is a showpiece by itself w/ custom built-in shelving & cabinetry. The basement boasts a huge family room, 2 bdrms, plus a large den or 4th bdrm. 19x12 work-shop w/ plenty of room to expand.

108 Mile Ranch. Klaus Vogel

**\$459,000**

**MLS N236894**



**EXECUTIVE HOME NEAR HORSE LAKE**

Custom built rancher with full walk-out basement on 12 private acres. This home has it all with top quality finishing throughout. 3 bdrms, 3 baths incl. a deluxe 6 piece ensuite, gourmet country kitchen with granite counter tops, living room features a Kettle Valley Granite F/P & Master Suite with F/P. Lower level you have a media room, exercise room, 2 spacious bdrms & 4 piece bath. Far too many special features to mention here, for more info and Virtual Tour go to www.louisecleverley.com.

Horse Lake. Louise Cleverley

**\$680,000**

**MLS# N237880**



**QUALITY HOME W/VIEWS OF BRIDGE LAKE, 11+ ACRES**

WOW! The quality of this Jenish planned home is incomparable. Built to last with too many features to list here. The elevated home site offers distant views of Bridge Lake from the 11+ acres. State of the art fireplace heating system, pellet stove, cathedral ceilings, expansive south-facing windows, tile & birch flooring, 3 bath, stainless steel high end appliances, propane cooking, Bosch high-efficient hot water system, totally zoned plumbing, 3 bay 220 amp wired garage/workshop, garden shed c/w Dutch door & did I mention the extremely cute cabin in the woods for your guests! Fenced garden area, landscaped yard, heavily treed 'backyard' c/w interesting trail system. Easy access to fishing just down the road. Guest cabin in the woods.

Bridge Lake. Robert Young

**\$575,000**

**MLS# N238797**



**SPACIOUS LOG HOME W/ 40X30 SHOP**

Beautiful log home close to Sheridan Lake & all amenities at Interlakes Corner. Nice view over a hay field, Sheridan Lake & hills beyond. The home features 3 bdrms & over 3000 sq ft of quality living space. Huge master bdrm upstairs w/ 4 pc ensuite & Jacuzzi tub. Nice open floor plan on the main w/ large country kitchen (all stainless steel appliances) & cozy living room w/ a pellet stove. Outbuildings include a 26 x 31 garage & a 40 x 30 shop. Both are insulated, heated & wired w/ 220V. Large carport attached to the shop under which to park your 40' RV. All this on 2.03 manicured acres.

Sheridan Lake. Klaus Vogel

**\$499,900**

**MLS# N234838**



**CUSTOM LOG HOME W/ 6 CAR GARAGE/WORKSHOP**

Cariboo perfection! Immaculate, custom built 2 bdrm/2 bath log home w/ matching huge 1,800 sq ft log 6 car garage/workshop all on park like, horse acreage in the central Interlakes recreational area. Starting with a great log arch entrance gate, entering this manicured 5 acres property, close to popular Fawn Lake will impress even the most discriminating buyer. The 4 year old log home is finished to perfection, bright, open design, quality country kitchen, wide plank wood flooring. Big front & back sundecks taking advantage of sunrise and sunsets. Fenced dog kennel & lot of RV parking space for guests. Ultimate workshop for the handyman. Property would also be suitable for horses w/access to Crown Land trails & fishing.

Lone Butte, Martin Scherrer

**\$459,000**

**MLS# N232899**



**BRING YOUR TOYS - PLENTY OF ROOM/STORAGE**

1st time on the market for this immaculate home. The unique design incorporates huge drive-thru main floor with 2 - 14' ft. garage doors & 2 - 8' garage doors. You could pull a logging truck right in & still have room for a few cars. You live upstairs in the well-designed 2 bdrm accommodation. Large park like 1.28 acres w/ 8.6'x17' greenhouse, wired gazebo, storage shed, 4 bay detached carport/garage. 13'x60' attached carport. Wood airtight on main level & pellet stove upstairs help keep heating costs low. High producing well & much more. All this & only a block from launching your boat in the waters of Deka Lake or hitting the vast trails with your quad or snowmobile. Deka Lake. Robert Young

**\$459,000**

**MLS# N235536**

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# RESIDENTIAL HOMES & CABINS



### RANCHER ON ACREAGE

Lovely 2,028 sq. ft. rancher on a very private and level 4.94 acres. This home features 3 bdrms, 2 bathrooms incl. a deluxe 5 piece ensuite off the master bdrm. Country style eat-in kitchen w/ natural gas Aga Stove, living room w/ natural gas fireplace, cozy family room w/ a sun room adjacent. Double attached garage and several outbuildings, underground sprinklers plus totally fenced w/ 8 ft. deer proof fencing around the yard area to protect the gardens. On a no-thru road close to Horse Lake and only 10 min. from 100 Mile House. *Horse Lake, Louise Cleverley*  
**\$449,000** **MLS# N228433**



### HORSE FRIENDLY ACREAGE

Within 10 minutes of town & has a peek-a-boo view of Horse Lake. Close to Horse Lake Elementary School. Lovely 3 bdrm home w/ 2 bathrooms on the main floor. Bring your horses. Property is fenced & cross-fenced. Partitioned 20x10 loafing shelter w/ year-round heated water. Heated water in 40x42 barn w/ tack room & stalls, exercise ring & an outdoor riding arena. Large 32x32 shop w/ wood heat. 20x20 out-building on concrete slab & a couple of smaller outbuildings. Very nice 15-acre parcel of land. Don't miss out, call today for a viewing.  
*Horse Lake, Pat Ford*  
**\$399,000** **MLS# N236000**



### HORSE LAKE VIEW & ACREAGE W/SOUTHERN EXPOSURE

Well maintained 3 bedroom home on over 5 acres with Southern exposure and view of Horse Lake. The home features nice hardwood floors, Oak kitchen, Jacuzzi tub, large master suite with sitting area and sliding glass doors onto sunny & private balcony. Nice sun deck & fenced garden. 24x28 heated & wired garage/shop, 37x32 storage shed & chicken coop. Nice property. Partly fenced and close to Horse Lake access and 100 Mile House.  
*Horse Lake, Klaus Vogel*  
**\$385,000** **MLS# N241114**



### SPACIOUS, MODERN, LAKE VIEW HOME

Panoramic views of 105 Lake from this spacious rancher with a full bsmt. Beautifully renovated 4 bedroom home. New windows, doors, flooring, kitchen and baths. Modern open floor plan with a view from every room. French doors from living room and dining room to the sundeck with stairs to the back yard.  
*108 Mile Ranch, Debbie Popadinac*  
**\$369,900** **MLS# N240652**



### LOG RANCHER W/WALKOUT BASEMENT

Almost new log rancher with full walkout bsmt and double attached garage. This 4 bdrm plus den, 3 bath home boasts an open floor plan with cozy sunken living room. Kitchen features built-in appliances, beautiful Alder custom made cabinets, island w/natural gas cook top and sink. Large master bdrm with 4 pc ensuite and walk-in closet. Some finishing done in the basement, but you could still complete to your own tastes. Large sundecks on the front and rear of this home, and lots of room for a large family.  
*108 Mile Ranch, Louise Cleverley*  
**\$360,000** **MLS# N226826**



### FAMILY HOME ON ACREAGE W/SHOP

Family home in very nice neighbourhood 10 min. from town & schools, etc. Lots of room for toys in wired, 20x30 shop. Large 4.3 acre lot bordering Crown Land w/ a trail system right off the back yard. This is a desirable location with fishing & boating on Horse Lake only minutes away. A 2100 sq ft home w/ 3 bdrms, 2 bathrooms and an attached 22x24 garage. There are custom oak cabinets in the kitchen, laundry & master bath. Master bath features a 5 pc ensuite & walk-in closet. There is a fabulous, large deck for entertaining. New 40 year roof. A great home to raise a family or for low-maintenance retirement living.  
*Horse Lake, Robert Young*  
**\$419,000** **MLS# N235275**



### HANDCRAFTED LOG RANCHER W/BASEMENT

Wow factor!... Breathtaking from the moment you set foot in the stunning entry. 2011 handcrafted log rancher on 9+ private fenced ac, overlooking beautiful Canim Lk and distant Cariboo Mountains. Open floor plan w/hardwood and tile floors, timber accents, cozy antique look cook stove, dble sided fireplace for master bdrm and living room ambiance. Quality woodwork and cabinetry throughout. Custom built windows and doors. Efficient H/W system, bright heated Lindal sun room enjoyed year round. Backing to Crown Lands, enjoy the extensive trail system on horseback, ATV or snowmobile. Canim Lk 40 kms long w/ access just a 5 min. drive to swim and launch your boat. View Virtual Tour at [www.DarrelWarman.ca](http://www.DarrelWarman.ca)  
*Canim Lake, Darrel Warman*  
**\$399,900** **MLS# N232556**



### PRIVATE HOME ON ACREAGE - INDUSTRIAL SIZE SHOP

The Cariboo dream! Private 16 acres w/ hay fields, pastures fenced & cross fenced. Surrounded by Crown Land on 3 sides w/ access to numerous riding & ATV trails from your back door. Cute cozy frame house is nestled back in the trees overlooking hay fields & the Marble Range. Huge industrial sized shop w/ hoists & heated concrete floors plus another smaller shop w/ a 1 car garage. Great soil in the garden spot & plenty of room to park all your toys. Property is fenced & cross-fenced, ready for your horses. This one is worth a serious look!  
*Clinton, Dawn Layden*  
**\$380,000** **MLS# N237490/ KADREA#123414**



### 4 BDRM HOME, 28+ ACRES, GUEST CABIN & MORE

'A pleasure to show' describes this family home on beautiful 28+ forested acres w/ private wildlife pond, year-round creek & ATV, snowmobile or hiking trails that border Crown land. 4 bdrm/3 bath rancher w/ many upgrades incl. a 1998 addition. Hardwood flooring, uniquely-tiled spacious master bathroom, updated plumbing, wiring, siding & windows. Heated w/ 2 NG forced-air furnaces for convenient zone-heating. The wood-burning brick fireplace enhances the spacious open kitchen, dining & living area. Guest sleeping cabin, detached workshop, outdoor heated pool & storage shed round out the fenced & x-fenced acreage perfectly. Newer appliances including NG stove, new pressure tank. On municipal water system.  
*Lac la Hache, Robert Young*  
**\$369,000** **MLS# N240483**



### ACREAGE IN THE HEART OF CLINTON

7.18 acres fenced, cross fenced, water license on the creek to irrigate the hay field. Solid 28 year old home 3 bedrooms, 2 bathrooms full basement with a rec room and sun room. Roof and deck were re-done in 2012. Several outbuildings, hayshed and a concrete pad for a large shop. Sweeping views of the valley, creek and walking distance to town. Property is in a prime location of Clinton.  
*Clinton, Dawn Layden*  
**\$349,900** **MLS# N233059/ KADREA #120451**



### PRIVATE HOME ON 105 ACRES

Privacy is number one with the location and setup of this pro-built 3 bedroom, 3 bath home. Minutes from paved Highway 24 and Bridge Lake, the home is set high on the property of 105 acres, providing views that seem to go on forever. Fully fenced and cross-fenced with approximately 10 acres in hay and the rest mixed forest and meadowland. High-efficiency outdoor wood boiler keeps you toasty warm with the in-floor heating and rads. Double attached garage comes with 220 power. Includes newer hot tub and all appliances. Original owners.  
*Bridge Lake, Robert Young*  
**\$415,000** **MLS# N238081**



### REMARKABLE HORSE PROPERTY!

Rolling 21 acres set up with a 32x40 barn, 90x200 sand based riding arena, 40x55 round pens. Access to Crown Land and endless trails for riding. Fenced and cross fenced. Good 3 bedroom family home. Easy access off the "Fishing Highway" and only 20 minutes to town. Yahoo!  
*Lone Butte, Brad Potter*  
**\$398,900** **MLS# N234095**



### VIEWS OF DEKA LAKE - BONUS HUGE GARAGE/SHOP

Executive living right across the road from popular Deka Lake. Great views of the lake and a minute from launching your boat. Quiet location at end of road compliments this 0.90 of an acre. Huge 2 bay garage/shop wired for 220. 3 RV Plugs for your guests. Fully finished lower floor with separate access. In floor heating, and the list goes on, ultra clean, w/ built 4 bdrm home. 2 bath, large rec. room, lg enclosed carport as well for your 5th wheel. Book a showing today!  
*Deka Lake, Robert Young*  
**\$379,000** **MLS# N221998**



### THE ULTIMATE IN COUNTRY LIVING!

Beautiful 2 storey home on 0.83 acre terraced lot. 1560 sq. ft. up & down w/ large upper level sun deck & single car garage. Vinyl siding, 35 year asphalt roof, built in 1997. Upper floor has 2 bdrms, 2 bathrooms, den, laundry room & open living room, dining & kitchen overlooking Bonaparte River & mountains. Lower level has 1 bdrm, bathroom, exercise room, wine making room & storage room. Ground level entry to family room w/ Valour propane fireplace & wet bar. Extensive tile flooring both up & down w/ carpet in living room & bdrms. 9 ft ceilings. Oak cabinets throughout, new counter tops, sinks & toilets. Geothermal heat & air conditioning w/ electric back up. Two wells. 1 deep well(55 ft.) for domestic & 1 shallow well for furnace supply & 5 zone underground sprinklers. 830 sq. ft. shop w/ 100 amp service, wood heat & bathroom. 21' above ground pool w/ large concrete patio. Garden area galore. House & shop have security system.  
*Cache Creek, Dawn Layden*  
**\$369,000** **MLS# N236856/ KADREA#123041**



### CAPE COD HOME W/ BONUS 28 X 34 SHOP

Immaculate, well maintained Cape-Cod-style 2-storey home with a peek-a-boo view of 108 Mile Lake. Main floor living with 3 bedrooms and 2 full baths up. Each dormer window offers a cozy window seat inside. Large ensuite with jetted tub. 2 natural gas fireplaces. Kitchen, eating room and dining room, all overlooking the park-like backyard. Attached double garage with an additional 28' x 34' shop and a 16' x 16' storage shed. Nicely landscaped with established fruit trees and shrubs.  
*108 Mile Ranch, Debbie Popadinac*  
**\$349,900** **MLS# N239438**



### UPDATED RANCHER ON ACREAGE - SET UP FOR HORSES

3 bedroom rancher w/ walk-out level. Large wrap deck w/ covered porch area to take in that fabulous southwestern viewscape & for those family BBQ's. There is an approved airtight wood stove in main living area, keeping the living room & kitchen toasty warm. Bay window in living room. Large master w/ a walk-in closet & a 3 piece ensuite. 1 yr old high efficiency furnace & many recent updates. This fenced property was set up for horses complete w/ box stalls, a corral & a 90x200 ft riding arena. Conveniently located near the areas major trail plan, lakes & shopping.  
*Sheridan Lake, Robert Young*  
**\$395,000** **MLS# N235482**



### PRIVATE HOME ON ACREAGE W/LARGE SHOP

Is privacy important? All you see is distant hills from your 14x52 sundeck surrounded by 9.8 acres. Enjoy the enclosed, screened porch, the garden and the roads and trails through the trees. Many updates including a completely new roof, new Hardy Board siding, new flooring and new wood stove to supplement the gas furnace. Insulated shop is 35x48 could easily become a barn if desired. Features 4 bedrooms, 2 baths, oak cabinets, 2 car attached garage. Great neighbourhood. Located 10 minutes from town.  
*Forest Grove, Barb Monical*  
**\$379,000** **MLS# N235081**

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### PRIVATE LOG HOME ON ACREAGE

If you love your privacy, then a look at this beautiful log home. Pan handle into 18.53 acres w/ views overlooking the distant mountains. Nice open concept, vaulted ceilings w/ a large great room and feature windows. Large master bdrm, w/ sliding doors to a deck overlooking the another in the basement. Lots of room to finish a rec room in the basement w/ access to the guest cabin. 10'x12' insulated shed w/ power. Property is almost all fenced w/ pond and there is an area fenced off that was garden but would make a great place for your animals. Crown Land on 2 sides.  
*Sheridan Lake, Brad Potter*  
**\$345,000** **MLS# N230097**

**TARGET MARKETING TO 10,000 CUSTOMERS**



# RESIDENTIAL HOMES & CABINS



## RESIDENCE OR BUSINESS??

2 bedroom, 4 bathroom home sitting on 1.25 acres right across the road from trout bearing Hathaway Lake. Paved road right to property in the midst of a year-round recreational paradise. There is a full commercial kitchen and zoning allows for you to run as a licensed restaurant or just keep as your private home. Lots of extras included. Special opportunity to live, work and play in this popular South Cariboo holiday area.

Hathaway Lake. Robert Young  
\$330,000

MLS# N239822



## SPACIOUS 6 BDRM FAMILY HOME

Need space for a large family? Then this lovely home on 0.75 acres is the one for you. Cape Code style home has 6 bedrooms and four bathrooms. Ideal floor plan for younger and older kids all under the same roof. Laundry chute, a must! Great fenced back yard, bus stop steps away, quiet neighbourhood, access to walking and biking trails close by. Situated w/ southern exp. and distant panoramic vistas. Lots of curb appeal here, w/ double garage, new commercial quality flooring on main floor. Fenced veggie garden, greenhouse and room for RVs. Well maintained home, large back deck with sun cover, brick patio out front. VIEW VIRTUAL TOUR AT [WWW.DARRELWARMAN.CA/](http://WWW.DARRELWARMAN.CA/)

108 Mile Ranch. Darrel Warman  
\$329,900

MLS# N231651



## PRIVATE 14+ ACRES - BRIDGE LAKE VIEWS!

This 3 bedroom/2 bath home sits on a private 14+ acre heavily treed lot w/ fantastic elevated views of Bridge Lake w/ access to the lake just down the road a minute or two. The home is meticulously kept, both inside & out. The property goes all the way to Hwy 24 & is minutes from Bridge Lake town site. Detached garage/workshop/hobby room, greenhouse, wood shed, economical outdoor wood-fired boiler for heat. Large covered deck w/ the most popular room in the house being a large "sunroom" w/ views of the lake. Ideal for family, recreation, or bring your horses. Appliances & window coverings included. A pleasure to show.

Bridge Lake. Robert Young  
\$329,000

MLS# N238174



## SPACIOUS 4 BDRM IN TOWN HOME

Almost new 4 bedroom, 2 full bath, full basement home in town. The main floor features an open floor plan, vaulted ceiling, and quality finishings. The kitchen has maple cabinets, a silestone island and French doors from the dining room to the back deck. Bright and spacious living room with hardwood floors. 3 bedrooms up (each with its own walk-in closet) and the master features a 5-pc ensuite. Lower level is partly finished with 4th bedroom and a family room with the balance to be finished as you wish.

100 Mile House. Debbie Popadinac  
\$329,900

MLS# N239991

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## COUNTRY LIVING IN CLINTON

Nice home on over 6 acres walking distance to Clinton. Flooring & roof re-done in 2012. Rec room in basement w/ gas fireplace, large country kitchen, vaulted ceilings/sunken living room, plenty of lighting. BBQ on deck piped into natural gas. Well redone 10 years ago, septic pumped in 2012. Great hay production, 2 water licenses, new pump & plenty of pipe. Barn w/ 2 stalls, loafing sheds, shelters, large greenhouse produces over 350 lbs of tomatoes. Several producing berry bushes & fruit trees plus a large garden that will produce enough for veggies for a large family. This is all located on a quiet dead end street. This great acreage is move in ready for you to begin your country living.

Clinton, Dawn Layden

\$325,000 MLS# N233245/KADREA#120646



## FANTASTIC VIEWS OF LAC DES ROCHESES & MOUNTAINS!

You'll feel on top of the world when you look off the sundeck over the expansive views of Lac Des Roches & rolling mountains to the south. If you feel the 10 acres is not enough room to play, head out the back & access miles of trail systems & trout fishing lakes. This 3 bdrm, 3 bathroom home is newly completed in 2013, w/ high-end fixtures, stainless steel appliances, BI vac, water softener & much more. Would make a great recreational get-away or full-time home. Bring your toys & your fishing rod! Approx. 4.5 hours from Vancouver or under 2 hrs to Kamloops. 100's of fishing lakes in this popular area.

Lac Des Roches, Robert Young

\$319,000 MLS# N240042



## LARGE 5/6 BEDROOM HOME W/ IN-LAW SUITE

This is a nice family home. 5/6 bedrooms, 4 bathrooms and a family room on 0.69 acre lot at the 108 Ranch. Lots of room for everyone plus it was set up for an in-law suite but perfect for guest accommodation. Landscaped yard has a good parking area plus double carport. It even has a small workshop. Lake is across the street. Shopping is close by.

108 Mile Ranch. Karen Friess

\$319,000 MLS# N239026



## FAMILY HOME ON ACREAGE

Newly updated family home on 10 acres near Horse Lake Elementary School & only 10 min. from 100 Mile House. New roof, windows on the main, flooring, drywall & paint throughout, kitchen cabinets & counter tops plus bathroom fixtures in this lovely 4 bedroom 2 bathroom home. Wood burning F/P in living room with rock accent, rec. room features a Natural Gas Free Standing F/P. Spacious sundeck overlooking the back yard, garage with workshop area, circular driveway & mostly fenced property. Approx. 8 acres hay producing.

Horse Lake. Louise Cleverley

\$305,000 MLS# N239141



## FAMILY HOME ON ACREAGE

Country living at its finest is what you get with this Log family home on 5.02 acres of level park-like prop. Country style eat in kitchen w/large windows overlooking the back yard, living room features a wood burning F/P w/brick work around. Master bdrm has 2 piece ensuite & sliders to the sundeck. Basement is home to a huge rec room w/access to the back yard. Double attached garage, several out-bldgs. for storage incl. a 20x30 RV shelter w/hydro, green house, raised garden beds, pond w/gold fish, circular driveway, fenced & cross-fenced property.

100 Mile House - Rural. Louise Cleverley

\$305,000 MLS# N236376



**REDUCED!**

## IN QUIET CUL-DE-SAC ON LARGE LOT

Super location for this newer 4 bdrm, full bsmt home. Situated at the end of a quiet cul-de-sac and backing onto pipeline. Built in 2003 with fenced yard and completely landscaped on almost 1 acre lot. 3 bedrooms up and one down. A full walk-out finished basement. Cozy gas fireplace in the living room and a pellet stove down. Master bedroom with walk-in closet and ensuite. Full 4 piece bath on the main and a 3pc down. Attached garage with lots of storage space.

108 Mile Ranch. Debbie Popadinac

\$299,900 MLS# N238420



**REDUCED!**

## BEST BUY IN THE INTERLAKES AREA!

Offered at \$130,000 - below 2014 assessed value! Check out this meticulously maintained log frame home with 3bdr/3bath on park like 5 acre property. Open spacious design, huge detached 2-car garage with workshop area. Bonus: property does have driveway easement to Sheridan Lake waterfront access. Only 3 min. to the Interlakes Service Centre. Sheridan Lake. Martin Scherrer

\$299,900 MLS# N223650



## CABIN ON 12+ ACRES

Cabin hidden in the trees off Kelly Lake Road between Leighwood and Kelly Lakes. 2 bedroom cabin can be used as a full time residence or your weekend retreat. Crown land on the back of the property and cut off valley creek runs through the property. One of the lower priced acreages currently on the market.

Clinton, Dawn Layden

\$299,900 MLS# N238211/KADREA #123896



## CONSIDER IT NEW AND UNDER \$300,000

You can move into a home just like new. 3 bedrooms, 2 baths on main with level entry. Hardi board siding, bay window and engineered hardwood floors. Brand new appliances, quick hot water, freshly painted, two natural gas freestanding fireplaces. Completely finished basement with a separate entrance & mini kitchenette. Double garage and services for your RV and room to build a shop if desired. Only four minutes to town and on almost an acre.

103 Mile House. Barb Monical

\$298,500 MLS# N238003



## CUSTOM DESIGN LOG HOME W/SPECTACULAR VIEWS!

Wow, what a view! Location, location, location - that is what they say about real estate. This awe inspiring location provides the pleasure of views down Watson Lake, ranch lands and unbelievable sunsets from high atop a bluff on the west side of the 108 Mile Ranch. Custom design and built by Donovan Log Homes this 3 storey, A-frame style has decks off each level of the home, new roof in 2013, newer detached log garage, paved driveway and spacious level lawn overlooking the vistas. Original character w/rock faced fireplaces, new roof 2013. Enjoy years of family fun, snowmobiling, golf, fishing, hiking, biking and more.

108 Mile Ranch, Darrel Warman

\$298,000 MLS# N232669



## PRIVATE LOG HOME

Private setting overlooking Walker Valley (greenbelt). Enjoy the view from the spacious sun deck of this open designed log home. Features a partial dividing wall of brick with a cozy wood heater, A covered deck across the front and across the back to enjoy all seasons. bsmt has outside entrance and is unfinished except for the third bedroom. Walk out your door to miles of trails in Walker Valley along the ponds with the birds and wildlife. Double car garage, part is insulated and heated for a work shop.

108 Mile Ranch. Barb Monical

\$297,600 MLS# N210870



## PRIVATE LOG HOME ON 2 ACRES

Hurry on this one! Two bedroom, (could be 3) log home c/w loft and full walk-out basement sitting on over 2 acres right across the quiet road from a public access onto renowned Bridge Lake. In addition, there is a two car detached matching log garage with guest bedrooms on the 2nd floor. Wildlife visits from the back of your private property and you are close to vast areas of trail systems. In addition to the garage there is an attached toy-storage area with mini-garage door at back under the deck. Also an attached heated workshop area. Large family room downstairs, sleeping area in loft, large laundry/foyer downstairs C/W walk-out under the wrap-around deck. Great price for a great property.

Bridge Lake. Robert Young

\$295,000 MLS# N233541



## LOTS OF "TLC" INTO THIS WELL CONSTRUCTED HOME, GREAT VIEWS, DETACHED WORKSHOP & 2 BAY GARAGE

Beautiful views from the covered deck overlooking the 108 Mile golf course, Sepa Lake & the greenbelt trail. One-time owner & pride shows in this very well cared for family home. Addition in 1983 along w/ double garage & 20'x20' heated shop. Desirable neighbourhood, on a quiet street & there are walking & biking trails out your back gate. Warm oak kitchen built w/ quality slide-outs & unique lazy susans. N/G fireplace in the spacious family room off the kitchen & eating area & an even larger living room for all those get-togethers. The shop comes complete w/ heavy-duty shelving, overhead & floor plugs for ease of use w/ wood working tools, etc. Treed, large lawn, paved driveway & dog kennel.

108 Mile Ranch. Darrel Warman

\$295,000 MLS# N239785



## HOME W/ BUSINESS POTENTIAL - HWY 97 EXPOSURE

Nice 3 bedroom, 5 bath family home in Lac la Hache with over 3400 sq ft of living space. Nice location amidst great fishing and hunting country and skiing area close by. Lots of potential with this place. Zoning allows for home based business with great Hwy 97 exposure. Lac la Hache. Klaus Vogel

\$289,000 MLS# N229761



## CANIM LAKE HOME WITH 2 SEPARATE TITLED LOTS

Great 4 bdrm, 2 bath log home minutes from Canim Lake in the Canim Lake Estates. Over an acre of property w/ 2 separate deeded lots. Enjoy a winter night in front of the living room's feature rock fireplace, well keeping the rest of home economically warm w/ Blaze King wood airtight located in basement close to large rec room. Hardwood floors & updated kitchen compliment. Double attached garage. Community water system means no well-water issues. Manicured yard w/ plenty of space for outdoor entertaining well firing up the BBQ on the expansive sundeck. Perfect family home or base for the outdoor enthusiast.

Canim Lake. Robert Young

\$289,000 MLS# N238802



## HORSE LAKE VIEW

Great southern view of the lake from this 4bdrm/2 bath home w/ walk-out level. Extensive reno's incl. new att. 2-car garage, roof, baths and much more. Also a separate 16x20 garage, shed and greenhouse. The park-like yard, just under an acre, has fruit trees! Only mins to a boat launch/swimming area and town. Horse Lake. Robert Young

\$275,000 MLS# N228746



**TARGET MARKETING TO 10,000 CUSTOMERS**



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# RESIDENTIAL HOMES & CABINS



### SUBSTANTIAL ACREAGE – BRING YOUR HORSES & FARM ANIMALS

Nice hobby ranch with this 106 acre property located on paved Little Highway 24 close to Sheridan Lake and all the amenities at the Interlakes corner. The buildings consist of a 1153 sq ft shop with 2-bedroom living quarters above, a 41x27 hay barn, storage shed, chicken house and old mobile of no real value but good for storage. The property is partly fenced and cross-fenced and also includes a good, producing hay meadow.  
*Sheridan Lake. Klaus Vogel*  
**\$272,000** **MLS# N235207**



### RANCHER W/ PRIVATE, LEVEL ACREAGE

2 bdrm rancher on over 10 acres. Level and nicely treed. Perimeter fenced but needing repair. Little used side road next to Sheridan Lake gives you privacy but able to enjoy all the Interlakes area amenities and the country living but also enjoy fishing for trophy Rainbow.  
*Sheridan Lake. Brad Potter*  
**\$265,000** **MLS# N235353**



**REDUCED!**

### AMAZING VIEWS OF LAC DES ROCHES!

Perfect place to call home or to pursue for a family get-away. This nicely finished house features a bright living area with 3 bedrooms, 3 bathrooms, a walk-out basement, built-in vac and a wood/electric furnace. There is also a wrap-around deck to enjoy the amazing lake view and all day sun. The 1.98 ac is cleared, sunny and a stone's throw from Lac des Roches.  
*Lac des Roches. Klaus Vogel*  
**\$265,000** **MLS# N224680**



### 10 MINUTES TO 100 MILE HOUSE, IDEAL STARTER HOME, MOTIVATED SELLERS!

Fenced acreage, comfortable older home w/ large shops and storage minutes from Lone Butte. Well set up for horses w/ room for the animals to roam the 15 acre homestead. Barn, hay storage, coral, pasture and access to Crown lands for riding. Fenced, well developed veggie garden. Older rustic cabin. New roof on the house in 2012. Outbuildings include one set up for auto body shop able to take bus or semi-truck, so if you are in that industry, this 40 ft cross draft spray booth and equipment may be for you. 14' by 14' door fits RVs too. Centrally located w/ school bus 2 blocks away. Recr. paradise w/ hundreds of lakes, miles of trails for ATV, dirt bikes and snowmobiles. Fishing and hunting close by. View Virtual Tour at [www.DarrelWarman.ca](http://www.DarrelWarman.ca)  
*Lone Butte. Darrel Warman*  
**\$259,500** **MLS# N232636**



### LARGE SHOP, SMALL ACREAGE, MUST BE SOLD W/ADJOINING LOT – TRY YOUR OFFERS!

What is important to you? If it is a great big shop with mezzanine, this spacious property is for you! Large shop that can accommodate the big trucks for repair. 10 minutes to 100 Mile House, close to hundreds of lakes and miles of trails for all kinds of outdoor recreation please. The house has huge master suite with unique features. Family room, bdrm and office in basement. Open country kitchen floor plan, ideal for entertaining. Adjoining lot priced at \$29,000, must be sold together with house.  
*100 Mile House, Darrel Warman*  
**\$259,000** **MLS# N226169**



### SPACIOUS FAMILY HOME ON ACREAGE

Close to beautiful Canim Lake is this 4 bedroom home. Very big kitchen with lots of space. Large family room with comfy fireplace. Lots of storage space in basement. Fence posts are in, needs some wire and then you can bring your horses. There are two outbuildings for shelter or storage.  
*Canim Lake. Pat Ford*  
**\$249,000** **MLS# N237131**



### LARGE RANCHER ON ACREAGE

6.34 acres with 1,600 sq. ft. rancher in the popular Interlakes Area of the South Cariboo. Large family home with many upgrades in the last few years. New roof 2010, vinyl siding 2009, vinyl windows 2007, wrap-around sundeck 2009. The spacious interior boasts 3 bdrms, 4 piece bathroom, eat-in kitchen w/new pine cabinets, counter tops & appliances, new flooring, & freshly painted throughout. Enjoy your morning coffee on the South facing sundeck with great view. Portion of property is hillside with plateau at the top.  
*Bridge Lake. Louise Cleverley*  
**\$239,000** **MLS# N233941**



### FANTASTIC HORSE LAKE VIEW!

Fantastic Horse Lake view! From the elevated building site one can enjoy an unobstructed view up and down the lake. This easy to maintain 2 bdrm 2 bath rancher comes with huge deck to take advantage of the marvelous sunsets and views. Next to Horse Lake access, only 15 minutes. to 100 Mile. Double carport, storage and shop area. Covered fish cleaning station and BBQ shelter are just waiting to be used for your catch of the day! Great recreational or year-round use. Comes fully furnished and ready to enjoy. Very attractive price! Adjacent lot also for sale.  
*Horse Lake. Martin Scherrer*  
**\$235,000** **MLS# N219602**



**NEW**

### RANCHER NEAR DEKA LAKE

Looking for a rancher close to a lake, well here it is. This home was substantially re-built in 2010 by a Certified Contractor & Engineer. Open floor plan, 2 bdrms, 2 bathrooms incl. 3 piece ensuite, both featuring claw foot tubs, kitchen w/eating bar, cherry wood custom built cabinets w/lighting & all new appliance at time of re-build. Indestructible Drop n' Dun flooring throughout, Blaze King Princess Airtight in living room area, French doors off eating area to the large sundeck & private back yard. Garage w/concrete floor, hydro & heated w/attached workshop w/hydro & insulated, plus another closed area for the toys, attached carport next to the main entrance.  
*Deka Lake, Louise Cleverley*  
**\$229,900** **MLS# N240785**



### UNIQUE UPDATED HOME

Immaculate 3 bdrm, 2 bath home in 108 Mile Ranch. The newly updated home sits on a 0.52 ac lot and includes a tree house for the kids as well as a nice storage/garden shed. Come and enjoy the southern exposed deck and all the recreational activities this area has to offer. Close to golf course, lakes and 100 Mile House.  
*108 Mile Ranch. Klaus Vogel*  
**\$229,000** **MLS# N215760**



**REDUCED!**

### RANCHER WITH SHOP NEAR DEKA LAKE

Great retirement package close to Deka Lake on 0.74 acre fenced prop. Nice rancher with an open floor plan, living rm. features cherry hardwood flooring & blackstone accented ULC appr. airtight. Sliders off the eating area to the wrap around covered deck which leads to the private sundeck at the rear of the home. For the extra guests a 1 bdrm, 2 piece bathroom cabin with kitchen, sitting area, electric heating & large sundeck just steps away. Double garage for all the toys w/attached workshop area for the handyman, 220 wiring, insulated & heated. Storage shed w/lean-to, fenced garden & private fire pit/picnic area complete this exceptional package in the Cariboo.  
*Deka Lake. Louise Cleverley*  
**\$229,000** **MLS# N235433**



### LARGE FAMILY HOME W/ VIEW

Beautiful view of 108 Lake & surrounding area. If you need lots of living space then this is the one for you. Nicely done 1 bdrm suite on main floor. Beautiful oak kitchen cabinets & oak hardwood flooring in living room. Family room has a wood stove & views of the lake. Basement is partly finished & has lots of storage space. Garage is 23'x23' & has 5'x23' bike storage. Roof was redone about 4 yrs ago.  
*108 Mile Ranch. Pat Ford*  
**\$229,000** **MLS# N237094**



### 3 BDRM HOME WITH 30 X 20 GARAGE/WORKSHOP

Close to an acre of lawn with fire pits. Totally fenced and only 5 minutes from town. Tastefully decorated 3 bedroom, 3 bath mobile with large family room. 30x20 garage/workshop. Everything you would want in country living!  
*100 Mile House. Dawn Layden*  
**\$215,000** **MLS# N239255**



### AFFORDABLE COUNTRY LIVING CLOSE TO TOWN!

Newly renovated family home overlooking the valley and sitting on close to an acre of land. Set up for a horse, complete with shelter and fencing. Large workshop/garage for the handy man and a greenhouse for the gardener in the family. Don't miss this great opportunity to own an affordable home in the country, but yet only 3 minutes to the Village of Clinton.  
*Clinton. Dawn Layden*  
**\$220,000** **MLS# N235980/KAD# 122583**



### PRIVATE & BRIGHT HOME

Open bright spacious 3 bedroom home on just over an acre. Backyard is fenced and deck is very private. Close to Timothy Mountain ski hill and many recreational lakes. Double detached garage. Priced below assessed value for quick sale. Call for a viewing.  
*Lac la Hache. Pat Ford*  
**\$219,000** **MLS# N235953**



### RARE TRIPLEX – HOME AND USE AS INVESTMENT

Triplex for you and an investment. Owners suite is 4 bedrooms, 2400 sq. ft. 2 other suites are 1200 sq. ft. each. 2'x6' building substantially rebuilt in 2005 with 2 suites redone with new appliances, kitchen, flooring and roof. 3rd suite still needs fixtures and appliances. 6 elect. services included shop with 200 amp. Just up the road from popular Green Lake.  
*Green Lake. Brad Potter*  
**\$218,900** **MLS# N229917**



**NEW**

### UPDATED CHALET STYLE HOME

Small footprint to the efficient chalet style home w/ new roof & board/baton look vinyl siding in 2014. Vaulted ceilings w/ open floor plan on the main floor along w/ two bdrms & 3 pc. bathroom w/ jetted tub. Upper loft area has master suite w/ 3 pc. ensuite & sliding doors to deck overlooking back yard. Great for early morning sun. Spacious .62 acre yard, nicely treed w/ detached workshop & storage shed. 2014 was the year for: fresh new paint, new lights & plumbing fixtures, the kitchen has a new counter top & new laminate into the living room. Ideal family home on school bus route. Basement is a large open space for you to bring your finishing ideas. The home is solid & neat as a pin!  
*108 Mile House. Darrel Warman*  
**\$217,000** **MLS N240597**

**RE/MAX Country Lakes Realty**

Donates to several organizations and sponsors sport programs for our area children:

- Bridge Lake Fair Association
- South Cariboo Minor Softball
- 100 Mile & District Soccer
- Bridge Lake Community Club
- Chamber of Commerce
- Scholarships

**CALL US FOR A PRIVATE VIEWING**

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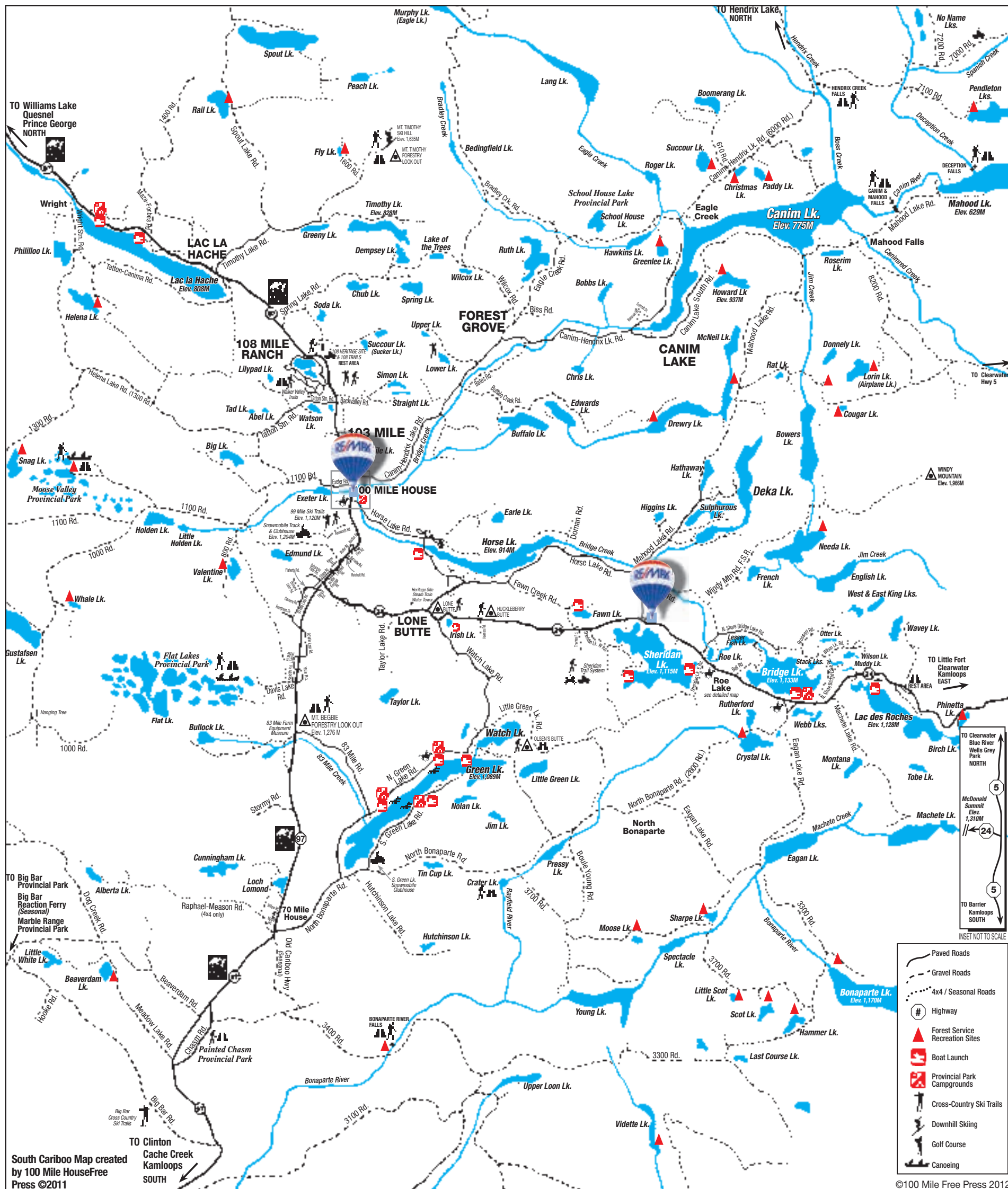
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# SOUTH CARIBOO MAP

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South Cariboo Map created by 100 Mile House Free Press ©2011

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Looking for the perfect property or thinking of selling? We can help!

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# RESIDENTIAL HOMES & CABINS



**REDUCED!**

**VIEW OF DEKA LAKE – BONUS 30X20 GARAGE/SHOP**  
 This 2 storey, 2 bdrm log home offers fantastic views of Deka Lake which is just across the road. Deka offers excellent kokanee & rainbow trout fishing as well as year round rec. activities. There is an open floor plan on the main, large master bdrm w/ 3 pc ensuite & balcony overlooking the lake. Upper floor is also home to a den/bdrm w/ built-in electric fireplace. Several outbuildings giving you room for all the toys incl. a new wired/insulated 30x20 garage/shop w/ 10x12 door & water hookup. Property is 0.59 of an acre, fenced & provides southern exp. for all day sun. Perfect rec. get-away w/ all the comforts of a full-time home! *Deka Lake. Robert Young*  
**\$215,000** **MLS# N237819**



**REDUCED!**

**RETIREMENT LIVING AT ITS FINEST**  
 Specially designed modular home on lovely groomed grounds. Super covered deck w/ a sundeck wrapping around the side & front. Master bdrm has a walk-in closet & an ensuite. Enter the office/bdrm through double glass doors. Dining area features unlimited sunshine & is off a huge kitchen w/ eating counter & stools. Very open concept w/ a spacious living room. 3 bdrms, 2 full baths, small workshop, greenhouse, storage shed, portable garage on a flat half-acre in a cul-de-sac backing onto greenbelt. New roof.  
*108 Mile Ranch. Barb Monical*  
**\$195,000** **MLS# N236439**



**VIEW OF DEKA LAKE – RENOVATED HOME W/SHOP**  
 This heavily-renovated and well-kept 2 bedroom home sits right across the road from the waters of Deka Lake. View the lake from your dining room or enjoy it from the expansive, covered deck. The fenced, landscaped yard boasts a greenhouse, carport/storage shed and a detached wired workshop. 4-year-new efficient propane furnace, Blaze King airtight, and appliances are included. 2-year-new metal roofs on sunroom and shop/RV shelter. Priced to sell below assessed value.  
*Deka Lake. Robert Young*  
**\$182,500** **MLS# N237139**



**REDUCED!**

**PROFESSIONALLY RENO'D HOME – INVESTMENT RENTAL OR RECREATIONAL GETAWAY**  
 It's what's inside that counts! Recently professionally renovated on the inside w/ new kitchen cabinets & flooring, bathroom fixtures, flooring, interior & exterior metal railings. Quiet end of a cul-de-sac in the desirable 108 Mile Ranch w/ quick access to greenbelt trails. Large 0.8 acre mainly-treed lot. Cozy 2 bdrm hip-roofed home w/ upper & lower decks. This fresh new interior would make an ideal starter home for one or two people. Priced right for an investment rental property as well. Municipal water system, new natural gas fireplace insert provides additional floor space on the main. Close to shopping & bus routes. Live here year-round or enjoy it for a recreational, seasonal cabin.  
*108 Mile Ranch. Darrel Warman*  
**\$157,500** **MLS# N237484**



**NEW**

**PRIVATE – TOTALLY RENOVATED HOME ON ACREAGE**  
 New flooring, roof, kitchen cabinets & the list goes on. This 3 bdrm rancher includes a full basement w/ separate entry. 4 pc bath up & 2 pc down. Located approximately 5 minutes from Lone Butte or 15 minutes from 100 Mile House off a paved, private road w/ only 2 other properties accessing. Heavily-treed 4.82 acres. Great starter home or revenue generator. Includes newer fridge, stove & washer/dryer. Older, detached outbuildings include a shop & storage shed. Bonfire pit and garden area. Ready for you to move into. *Lone Butte. Robert Young*  
**\$168,000** **MLS# N241014**



**SPECIAL HOME IN HISTORIC DOWNTOWN CLINTON**

Beautifully laid out, appointed and very well maintained. Large country kitchen w/ island and nook beside a bay window. French doors off the kitchen lead out to large patio and lovely back yard. Large living room w/ a wood burning fireplace. Two nice size bdrms on the main floor plus another room downstairs for office/den or spare room. Partially finished recreation room downstairs w/ plenty of room to expand it. Basement workshop area and plenty of storage space. One car garage plus extra parking in the back of the home which can also be access via a back lane. *Clinton. Dawn Layden*  
**\$215,000** **MLS# N230796/KADREA#118697**



**PRIVATE RETREAT**

Beautiful 160 acre retreat with a rustic 620 sq ft cabin. Nice property with lots of open pasture, treed pasture and meadows. Only 9 km away from Bridge Lake store and school. Nice location amidst great fishing and hunting country and close to Crystal Lake. Nice recreational get away or build your home and have your own hobby ranch.  
*Bridge Lake. Klaus Vogel/Karen Friess*  
**\$193,000** **MLS# N236988**



**REDUCED!**

**4 BDRM HOME, LARGE LOT, FULLY FENCED**  
 Family 4 bedroom/3 bathroom home at the 108 Mile Ranch. Nice 0.86 acre lot close to all amenities. Fully-fenced backyard to keep your children and your pets safe. Workshop in the basement along with the family recreation room. Schedules A and C apply.  
*108 Mile Ranch. Karen Friess*  
**\$174,900** **MLS# N238985**



**ALMOST WATERFRONT AT HIGGINS LAKE**

Don't miss this hot almost waterfront deal! Comfy log cabin just steps away from launching your boat on pristine Higgins Lake. Unimpeded view of the lake from the property. Quiet no-thru road with Crown land adjacent to the back of the lot. Trail systems galore. Hydro is in and a new drilled well provides plenty of water. New hot water tank and most furnishings included. Make your deal today and start enjoying the Interlakes Region of the South Cariboo.  
*Higgins Lake. Robert Young*  
**\$169,000** **MLS# N238461**



**COTTAGE WITH ALL AMENITIES**

Cozy 2 bedroom 1 bathroom cottage with all the comforts of home close to Deka Lake. Large sundeck, 13 x 20 shop/garage with 2 lean-to's, smaller RV under roof for overflow sleeping which is also hooked directly to the septic system, manicured property with extra RV parking for friends or family. Larger lot of 0.71 acre which provides privacy from the neighbours. Hydro, phone & drilled well also in. Nothing to do here, just bring your fishing rod and enjoy all the recreational activities this area offers year-round. *Deka Lake. Louise Cleverley*  
**\$165,000** **MLS# N235077**



**UPDATED 5 BDRM FAMILY HOME**

Close to Canim Lake. Within minutes of a public boat launch on popular Canim Lake is this 5 bedroom home. Many updates have been done windows, doors, flooring, bathroom. Large covered deck, workshop is attached to the house, two lots to give you a nice big yard. *Canim Lake, Pat Ford*  
**\$209,900** **MLS# N233229**



**PRIVATE HOME NEAR DEKA LAKE**

Totally private & meticulously maintained 1 owner home near Deka Lake. 3 bedrooms, 1 bathroom, open floor plan on the main which is great for entertaining and a partial basement. Access from the kitchen to a large sundeck overlooking your back yard. Double garage, workshop and large canvas garage for outbuildings. The level 0.72 acre property is nicely landscaped and only a short walk to an excellent public access to the lake as well as direct access to a massive recreational trail system for year round enjoyment.  
*Deka Lake. Louise Cleverley*  
**\$189,000** **MLS# N238157**



**NEW**

**3 BDRM HOME - VIEW OF CANIM LAKE**  
 3 bdrm home on corner lot on Red Creek Rd at the Northeast end of Canim Lake. Beautiful, quiet area, short walk to lake access & sand/gravel beach. 24x36 garage/workshop w/ wood heat, 220 wiring & 2 bdrms & dry kitchen on the second floor. The house has open living room & kitchen area w/ wood heater & lots of cupboards. Great garden area & greenhouse. Very well kept. Suitable for permanent home or recreation for the outdoor type. 68 km from 100 Mile House on good road, maintained all year round. Lots of wildlife & good fishing. See the lake from the property. Priced to sell. All furnishings could stay.  
*Canim Lake, Robert Young*  
**\$169,900** **MLS# N240882**



**DEKA LAKE COTTAGE**

Great summer get-away or year round living near Deka Lake. This one bedroom, 3 piece bathroom cottage is warm and inviting with lots of wood accent finishing. Open floor plan, wood burning airtight heating plus electric baseboards. Large sundeck, double carport with attached workshop/storage areas, second storage building and a private yard. Located within walking distance to a great public access to the lake as well as direct access to a massive recreational trail system in the area for year round enjoyment.  
*Deka Lake. Louise Cleverley*  
**\$168,400** **MLS# N237242**



**NEW**

**SET UP FOR HORSES!**

Get back to the country and simple life! Comfy home, barns, 4 stalls, hay shed, 50x50 round pen, year round creek. All set up for horses. Best priced acreage in the area! *Chasm. Dawn Layden*  
**\$165,000** **MLS N240606/KADREA# 125440**



**NEW**

**TLC NEEDED!**

This is priced for a quick sale. All the room you need inside and out. Spacious 4 bedroom house with four bathrooms, 2 of which are ensuites. Home needs some TLC but once done enjoy your large covered deck. Large garage for multiple vehicles and a work space. *108 Mile Ranch. Pat Ford*  
**\$199,000** **MLS# N241029**



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**NEW**

**5 BDRM HOME IN TOWN**

Looking for a good buy on a 5 bedroom home in town. Bright spacious kitchen with island overlooking living room. Patio doors from kitchen to sundeck in back yard. Priced below assessed value for quick sale. Let's go look! Schedule "A" must accompany all offers.  
*100 Mile House. Pat Ford*  
**\$169,000** **MLS N240560**

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# RESIDENTIAL HOMES & CABINS



### AFFORDABLE HOME ON ACREAGE

31.6 acres on two levels. Open view overlooking the valley below. Short walk to your favorite fishing hole on Bridge Creek. 2 bedroom home with updating 2013. Your ideal get-away. Both bedrooms & 3 piece bath on the main. Laundry & 2nd bath down. *Canim Lake. Barb Monical*

**\$158,000** **MLS# N236438**



### IDEAL STARTER HOME ON SPACIOUS LOT

Well looked after 1994 mobile w/ fully fenced 0.7 acre lot makes an ideal starter home or for someone wanting to downsize. Huge front yard giving kids or pe2ts a great space to run and play in. Home has a very nice flow w/ vaulted ceiling over open floor plan living room and kitchen area. 2 good size bdrms and 4 pieced bath at other end. Unique design w/ wide hallway that provides space for computer station if one wanted. Locally operated water system, on route of BC Transit community bus to 100 Mile House and school buses. Good sized boot room and covered deck for BBQ and patio furnishings. Laminate flooring in kitchen, nice corner windows from eating area and kitchen sink. *103 Mile House. Darrel Warman*

**\$133,000** **MLS# N232013**



### DEKA LAKE HOME W/BONUS WORKSHOP

2 Bdrm home on over 1 acre at end of quiet cul-de-sac minutes from the waters of Deka Lake. Quad or sled from your yard to exhaustive trail system. Includes all appliances & a bonus 48' C-Can set up as a workshop with 220 wiring, "man-door", and functional reefer air-conditioning unit. Reasonable price for your full-time home or recreational get-away. Call for a viewing today. *Deka Lake. Robert Young*

**\$126,000** **MLS# N233253**



### RENOVATED COTTAGE OR HOME

Fully renovated 2 bdrm cottage or small home. New roof & deck, new kitchen & interior. Near end of subdivision with access to Crown Land and park, between 2 lakes, Sulphurous & Deka. Ideal year-round retreat with power, well & septic. Unused road on one side and vacant lot on the other. *Deka Lake. Brad Potter*

**\$119,800** **MLS# N234036**



### CALLING ALL TRADES!!

Three bedrooms up w/ the potential for more in the basement. A true project for the handyman! This home is located ideally for any first time buyer, family or those looking to "fixer up and flip". Lake access just a 5 min. walk & elementary school also 5 minutes away. Newer roof, natural gas to the house but not connected to a furnace. Municipal water system in the area. Has been substantially updated in recent years. Unfinished renovations in the works. Schedule A applies. As is - where is. *Horse Lake. Darrel Warman*

**\$110,000** **MLS# N240662**



### AFFORDABLE LAC LA HACHE HOME

Downsizing, starter home or retirement? This is the perfect home. Master on main floor. Wheelchair accessible to the upstairs by chair lift. Upstairs has bath, living room, small sink with cabinet and 2 beds. Centrally located within walking distance to store, restaurants, community hall, OAP Centre, elementary school, post office, and public boat launch. Lac la Hache is known for fishing and water activities. Shop is 27x27, concrete slab, fire proof insulation in ceiling, possible for natural gas heat and full size garage door to bring your vehicle in. Owner is only taking personal possessions so you can move right in. *Lac la Hache. Pat Ford*

**\$150,000** **MLS# N222406**



### NICE FAMILY HOME CLOSE TO TOWN

Less than 5 minutes to town. Cozy 2 bedroom (could be 3) home at 103 Mile House. Kitchen and living room have vaulted ceilings. Skylight in kitchen and lots of cupboards. On just over a half acre with a nice garden spot. Nice deck, garden and wood shed complete this package. Call for a viewing. *103 Mile House. Pat Ford*

**\$130,000** **MLS# N237046**



### PRIVATE 5 ACRE HOME

This 2 bedroom, 1 bath home sits on a very private fenced 5 acres minutes from Sheridan or Bridge Lakes. Heavily treed with views of Eastwood Lake in the distance. Country living yet only minutes off paved Fishing Hwy 24. Property needs some clean up and repair which is reflected in the low price. Court ordered sale. *Bridge Lake. Robert Young*

**\$124,900** **MLS# N239089**



### AFFORDABLE HOME OWNER MOTIVATED!

Close to Canim Lake which is popular for many recreational activities. Lots of space in this country home. Large dining room for entertaining. Oak cabinets in kitchen. Lots of storage space in porch. Owner is motivated so let's go look and get ready to make the move. *Canim Lake. Pat Ford*

**\$115,000** **MLS# N223720**



### ACROSS FROM HIGGINS LAKE ACCESS

2 bdrm year round cottage just a short walk to Higgins lake. Large corner lot. New airtight wood stove chimney, drilled well, septic. Heated with forced air propane furnace and electric baseboards. Included are the fridge and stove. Renovations had been started but left for you to complete with lots of materials left to work with. Higgins is a quiet area and the lake is a fly fishing lake with a motor restriction. Miles of recreational trails nearby. Great opportunity for recreational property that can grow in value. *Higgins Lake. Robert Young*

**\$109,000** **MLS# N2160414**



### MUST SELL!!

Nice little package priced to sell, owner is motivated. Within 30 minutes to 100 Mile House. Partly fenced for horses; barn and horse shelter. Access from Highway 97 or Willow Road. Very open living room, dining room and kitchen. Don't miss out. Call for a viewing. *70 Mile House. Pat Ford*

**\$139,900** **MLS# N239721**



### HORSE LAKE VIEW

Great investment and revenue property or good lot to build your new retirement home. 3 bedroom double wide overlooks Horse Lake and is currently a good rental return on investment. This property is less than 15 minutes to all the amenities of 100 Mile House. *Horse Lake. Brad Potter*

**\$129,900** **MLS# N238156**



### STEPS AWAY FROM SHERIDAN LAKE

Park model trailer with addition installed on over an acre across from Sheridan Lake. Power is underground and inspected to both the modular and the insulated bunkhouse for the kids. Elevated level, gravel site for your friends RV and sits back from the road for privacy. Public access to the lake only steps away. Nice place to call after a hard days fishing for those trophy rainbow! *Sheridan Lake. Brad Potter*

**\$120,900** **MLS# N238249**



### AFFORDABLE COTTAGE CLOSE TO DEKA LAKE

Cottage close to Deka Lake with all the comforts of home. This cozy 2 bedroom, 1 bathroom cottage is complete with drilled well, septic, hydro, phone and a 12 x 12 storage shed for the toys. Property is 0.44 of an acre, level, nicely treed, provides a private backyard and is within walking distance to a good public access to the lake. Deka Lake is well known as a great 4-seasons playground with direct access to a massive trail system in the Interlakes area for your year-round enjoyment. All appliances are included. *Deka Lake. Louise Cleverley*

**\$115,000** **MLS# N235113**



### CUTE & COMFY CABIN

0.42 acres fenced recreation property with a cozy, comfy, nearly new cabin. Use it for your holidays or build your retirement home. The property is cleared & fenced. It comes with a heated outhouse. This is the lifestyle. The cabin has all plumbing & a nice kitchen. It comes with an outside hot shower. Power is in. It is in walking distance to Deka Lake with all fishing, swimming, hunting & hiking opportunities. There is a lot of ATV & snowmobile trails around. You should check it out. *Deka Lake. Robert Young*

**\$99,000** **MLS# N237331**



### OWNER MOTIVATED!!

Within 30 minutes to town on just over 1 acre partly fenced, 3 bedroom home. Basement needs some TLC but has plumbing in for toilet and wiring for a kitchen stove. Owner is motivated so come take a look. *70 Mile House. Pat Ford*

**\$139,900** **MLS# N239746**



### 40+ ACRES AND VIEW OF BRIDGE LAKE

Recreational paradise or excellent location for building your dream home. The 40+ acres ensures plenty of privacy and room to play. The gently sloping heavily treed property faces southwest right across the road and affording views of popular Bridge Lake. There is even a public lake access close by. Stay in and refurbish the existing cottage or pick one of many excellent building sites to build new. Hydro and driveway is also in. *www.fishbob.ca.* *Bridge Lake. Robert Young*

**\$85,000** **MLS# N232471**



### CABIN IN THE WOODS!

Cute & cozy 1 room 2x6 constructed cabin w/ a view of Sulphurous Lake. Property is serviced by Hydro (200 amps) & has a driveway & storage shed. Alternative washroom facilities (with hydro) are available & property is partially fenced w/ a solid, privacy fence. Very clean 1973 Travel Trailer w/ deck incl. for extra sleeping accommodations. Level lot & nicely treed for a park-like setting. Excellent recreational getaway all set up, just bring your fishing rod & you are good to go! Public access nearby to dock your boat or just go for a swim in this beautiful lake. Direct access to a massive recr. trail system right from this property. *Sulphurous Lake. Louise Cleverley*

**\$119,900** **MLS# N236189**



### WHY PAY RENT?

Don't miss this opportunity to own this family home in downtown Lac la Hache! This 2 bedroom has a full basement which you can finish to your own tastes. Large sun room with wood burning stove provides a view of rolling hills and the lake. Good size yard and plenty of parking for an RV or your toys! Walking distance to the lake and close drive to the ski hill on Timothy Mountain. *Lac la Hache. Dawn Layden*

**\$114,900** **MLS# N231227**



### 10 ACRE HOME W/ LARGE SHOP/GARAGE

10 acres and a 3 bedroom home in popular Fawn Lake area off paved road. Previously set up for horses with many trails in the area. Seasonal creek and mix of treed and meadow areas. With some work, this would make a great family home or investment property. 32' x 15' detached shop/garage as well. Schedules "A" and "C" apply. *Fawn Lake. Robert Young*

**\$94,900** **MLS# N240622**



### LARGE ACREAGE WITH LOTS OF PRIVACY

Canim Lake is just across the road with public easement to a sandy swimming beach. Like having waterfront without the high taxes. House is older but solid with 3 bdrm and room for more. Enjoy as your getaway or update to your style. Mainly open bsmt with one bdrm, laundry, rec room and a workshop. Privacy of 3.51 acres. Fruit trees include apple and apricot etc. Canim Lake is about 20 miles long. Many miles of Crown land for hunting, snowmobiling, quads etc. A recreational paradise about an hour drive from 100 Mile House. *Canim Lake. Barb Monical*

**\$135,000** **MLS# N224482**

## Automatic Notification!

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### HANDYMAN WANTED!

3 bedroom, 1 bath home just up the road from public access to Horse Lake in popular subdivision on community water system. Home needs some TLC but with a little work, would be a fine location to raise a family. Good-sized, level lot of 0.65 of an acre. Schedule 'A' applies. *Horse Lake. Robert Young*

**\$112,900** **MLS# N240611**





# RESIDENTIAL HOMES & CABINS



**AFFORDABLE UPDATED HOME JUST MIN. FROM TOWN**

Why pay for pad rental when you can live here for less. Nicely updated 2 bedroom plus single-wide mobile on a quarter-acre lot with an enclosed porch, sundeck and separate storage shed. Updates include septic and roof (2003), storage shed (2012), flooring and kitchen cabinets, and new hot water tank (2010).

103 Mile House. Debbie Popadinac  
\$93,500 **MLS# N239824**



**A SUMMER & WINTER HAVEN!**

Priced way below tax assessed value and only minutes to Green Lake and 3.5 hours to lower mainland! Nice 5 bedroom manufactured home on a full basement with 0.37 of an acre. Room for all your toys and access Crown land out the back of the property for numerous snowmobile and ATV trails.

70 Mile House. Dawn Layden/Barb Monical  
\$90,000 **MLS# N235677**



**AFFORDABLE RECREATION CABIN**

Perfect recreational cabin at Deka Lake. This 736 sq ft cabin is situated on a bright, sunny level corner lot and is close to a public access. There is a second driveway at the back of the lot which is great for extra RV parking for the friends and family. Awesome get-away in the much sought after Interlakes area of the South Cariboo, with direct access to a massive year round recreational trail system this area also has to offer. Spend your day fishing or enjoying all your favourite water sports on this pristine lake.

Deka Lake. Louise Cleverley  
\$89,000 **MLS# N224214**



**IDEAL FAMILY GET-AWAY CABIN**

24'x34' cabin, built to lock-up and ready for you to finish. Driveway into cabin, but best building site is at the back of the property. Crown land behind. Driveway is culverted over creek. Great spot close to Bridge Lake in the heart of the Interlakes area. Ideal for a family get-away, or perhaps a couple of hunting buddies... Bridge Lake. Brad Potter

\$82,000 **MLS# N239265**



**AFFORDABLE GET-AWAY**

Recreation cabin. Looking for an affordable get-away? Located close to Lac la Hache and Mt. Timothy Ski Hill. Lac la Hache is well known for fishing, water skiing, jet skis. The town of Lac la Hache has an elementary school, post office, store, restaurant, motels. Lots of room to build a year round home and use the cabin for a guest house.

Lac la Hache, Pat Ford  
\$75,000 **MLS# N233256**



**GET-AWAY CABIN IN DEKA LAKE**

Check out this cute A-frame getaway cabin priced well below assessed value. Power is in and property sits right across the road from popular Deka Lake. Drop down the loft stairs and head up to your bedroom for the night. Package includes Elmira Airtight woodstove, fridge, stove & microwave. There is also a storage shed which has doubled as a bunkhouse in the past. Make your deal today and begin enjoying all the recreational activities this popular area offers.

Deka Lake. Robert Young  
\$68,900 **MLS# N236222**



**WALK TO EVERYTHING!**

Walk to the hospital, mall, doctor's office, dentist office, park, etc. Updated 3 bedroom mobile with 2 storage buildings at the back. Forced air natural gas furnace and approved wood stove. Small pet allowed. Would make a good investment.

100 Mile House. Barb Monical  
\$52,000 **MLS# N240477**



**FURNISHED & MOVE-IN READY!**

Cute 2 bedroom mobile on a pad in Cut-off Valley Mobile Home Park. Well maintained. Furnishings included. Empty-nesters or just starting out? This mobile comes totally furnished and move-in ready. Pad rental is low, so take a look!

Clinton. Dawn Layden  
\$22,500 **MLS# N239401/KADREA# 124662**



**COTTAGE NEAR DEKA LAKE**

Recreational cottage near Deka Lake with all the amenities, drilled well, septic, hydro and phone. Master bedroom on the main with a large upper area providing lots of extra sleeping space. Open floor plan with cozy wood heating in the living room area. This 0.47 acre property is level, adjacent to Crown Land and only 3 lots away from a public access to Deka Lake. Two storage sheds and wood shed complete this recreational package which is perfect for year round use. Estate Sale.

Deka Lake. Louise Cleverley  
\$75,000 **MLS# N238499**



**AFFORDABLE 2 BDRM HOME**

Why rent when you could own this cute little 2 bedroom house. Close to elementary school, ice arena and local store. Walking distance to post office and community hall. Needs some TLC but with that special touch it can be home. Backyard is partly fenced and has a garage/workshop. Schedule "A" applies.

Lac La Hache. Pat Ford  
\$65,500 **MLS# N240596**



**ROE LAKE HOME - 0.70 ACRE**

The manufactured home is in rough shape and the property un-kept, but what a price for 0.70 of an acre on a quiet street minutes from Sheridan Lake and across the road from Roe Lake. All the services are in place and there is a detached shop/garage and older greenhouse (needs repair). Was a full time home for years. This is a court ordered sale so take a look and make your deal today.

Roe Lake. Robert Young  
\$50,000 **MLS# N238316**



**REDUCED!**

**13+ AC LONE BUTTE**

3 bdrm, 1 bath bungalow complimented by a 3500 sq ft barn with 220 power. There is also a greenhouse, water area, 4 water hydrants, 2 heated stock waterers and an excellent well. If you want some critters there is also a chicken coop, rabbit hutch and the property is fenced and cross fenced, so ideal for horses and barn yard friends. Back yard is fenced for kids and pets. Lots of undeveloped land and out buildings. Quick drive to 100 Mile House or minutes to Lone Butte stores, pub.

Lone Butte. Robert Young  
\$225,000 **MLS# N218876**



**FIXER UPPER AT A GREAT PRICE!**

3 bedroom home minutes from 100 Mile House and on school bus route. Detached, wired garage/shop. Property needs TLC to bring this up to a great home to bring up kids or fix up as a rental unit. Lots of room to play behind property and close to many recreational activities. Check it out today.

93 Mile. Robert Young  
\$69,500 **MLS# N234011**



**AFFORDABLE RECREATIONAL GET-AWAY**

Great recreational set-up next to one of our best year-round recreational lakes. Deka Lake is 17 kilometers long with rainbow, kokanee, lake trout and burbot fisheries and good swimming and water skiing. Older large travel trailer with addition with drilled well, septic and power so you have all the amenities when you return from exploring the South Cariboo. One of the larger lots in the subdivision with 0.64 acres.

Deka Lake. Brad Potter  
\$65,000 **MLS# N237485**



**AFFORDABLE RECREATIONAL GETAWAY**

0.42 acre lot all set up as a recreational get away. RV with addition is complete with 1 bedroom and a 3 piece bathroom which includes a composting toilet. Hydro with 100 amp service, large barrel for water with submersible pump. Sundeck, storage shed and fire pit area complete the package on this level, nicely treed corner lot. Located 200 feet from Crown Land with miles of trails and close to Deka Lake to enjoy all the recreational activities this area has to offer.

Deka Lake. Louise Cleverley  
\$49,000 **MLS# N237704**



**CABIN CLOSE TO DEKA LAKE**

Solid 1 bedroom cabin provides an open floor plan and sundeck with southern exposure. Has hydro and cozy wood heat. Located close to a public access to the lake and also provides direct access to a massive recreational trail system. The 0.73 acre property is level at the front and slopes up at the back - nice spot for your fire pit with a view of the lake. For more info please visit www.louiseclerley.com.

Deka Lake. Louise Cleverley  
\$69,900 **MLS# N240227**



**AFFORDABLE GET-AWAY**

Larger than average lot in the subdivision. Directly across from a public access road to lake and at the end of the subdivision where you can walk to the Crown Parkland in between Deka and Sulphurous Lakes. Take your choice of where to swim. Small cabin at bottom of lot on Burgess Road with additional spot for RV parking but best building site is at the top of the property off Julsrud Road. Undeveloped road to west for privacy.

Deka Lake. Brad Potter  
\$59,000 **MLS# N234771**



**CABIN IN THE WOODS**

Here is your little cabin in the woods. Heavily treed lot with well built, insulated cabin complete with hydro and wired with a 220 stove plug for when you get tired of barbequing. Located in a quiet area of Deka Lake where you can take your quad or sled and hit the extensive trail plan in minutes. You are also only minutes away from the waters of popular Deka Lake for fishing, swimming, and watersports. Check it out today and start enjoying this popular recreational area tomorrow.

Deka Lake. Robert Young  
\$49,000 **MLS# N238173**

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# WATERFRONT HOMES & CABINS



## CABIN ON BIRCH LAKE

Excellent opportunity to own a cabin on a popular fishing lake just off the Fishing Hwy. 24. This is a leased property from Crown lands making it an affordable dream if you do not yet have the hundreds of thousands to invest in waterfront. The 2 bdrm cabin inclcs propane appliances, a separate storage shed as well as a bath house with demand hot water system which is fed by a 1000 gallon holding tank. South facing, ensures lots of sunshine. Access miles of Crown land and the areas major trail system. Located just east of Lac des Roches.

*Birch Lake. Robert Young*

**\$25,000**

**MLS# N216640**



## YOUNG LAKE - WATERFRONT CABIN

2 bedroom fully winterized 600 sq ft recreational waterfront cabin accessible all year. There is no hydro at pristine Young Lake, but great fishing, swimming, and other recreational opportunities abound. Includes all furnishings and most equipment you see. Summer water system, airtight wood stove, propane fridge and stove. Bring your fishing rod! BC Crown Lease.

*Young Lake. Robert Young*

**\$42,000**

**MLS# N238242**



## AFFORDABLE RAIL LAKE CABIN

On sunny Rail Lake sits this lakefront cabin. Gov't lease property, nice open plan, 1 bedroom w/area for the kids. Front room, dining room & kitchen, cold room & storage. Nice view of the lake, new electrical breaker box, new aluminium roof, good vinyl siding. Front patio, seasonal pumped water. All furnishings & existing appliances included.

*Rail Lake. Barb Monical*

**\$59,900**

**MLS# N233132**



## PRIVATE ACREAGE - BRING YOUR FISHING ROD!

Perfect recreational 5-acre lot gives you privacy from any neighbours and is just down the road from popular Fawn Lake. Known for its Kamloops Rainbow Fishery. Also very close to Sheridan Lake for all water sports and trophy rainbow. Small seasonal creek flows through the property and culverted driveway has been put in to give you access to the building site in the center of the acreage. Hydro and phone at roadside. Set in the woods in the affluent district of Interlakes and only 20 minutes to 100 Mile House.

*Fawn Lake. Brad Potter*

**\$64,900**

**MLS# N237170**



## MACHETE LAKE - PERFECT GETAWAY PROPERTY

This is the perfect waterfront getaway property! Only approximately 15 min. off paved Fishing Highway 24, yet feels like you are in pristine wilderness when you arrive. 3 bdrm cottage currently used for summer respite but previously was a full-time residence. Set up with solar & generator for all the comforts of TV, internet and phone. Wood cook stove, wood airtight helps to take the chill off while you microwave a snack! Like trails & fishing? Then you're set! Long-time owners wish to sell. Book a private showing today and make a deal on tons of extras that could be included in the sale.

*Machete Lake. Robert Young*

**\$105,000**

**MLS# N234859**



## LESSER FISH LAKE WATERFRONT

Nice 1.3 acre waterfront property on Lesser Fish Lake with shares of 2 common properties in the subdivision. Beautiful south facing location with nice building sites. Close to Bridge Lake and other recreational lakes. *Lesser Fish Lake. Klaus Vogel*

**\$110,000**

**MLS# N238638**



## LEVEL WATERFRONT LOT IN QUIET BAY

Just over a half acre of waterfront on Lac La Hache. Nice level lot to build your dream home or for recreation use. In a quiet bay on popular Lac La Hache, well known for fishing and water sports. Adjacent lot is also available for purchase.

*Lac La Hache. Pat Ford*

**\$134,900**

**MLS# N238394**



## SELLER MAY FINANCE

Within walking distance to Bridge Lk store and school. A great opportunity to have frontage on one of our areas lakes! Small cabin with hydro to use as your rec. getaway or while you build your dream country retirement home or cottage. Webb Lake is a great canoeing lake, and if fishing is your passion you are only mins away from Bridge Lake and Crystal Lake for those beautiful Rainbows! Below assessed value. Take a walk through this well treed 10 acres and head out on the lake.

*Bridge Lake. Robert Young*

**\$139,000**

**MLS# N198433**



## AFFORDABLE TIMOTHY LAKE WATERFRONT

This is your chance to own your own piece of paradise. This recreation cabin is on one and a half acres on beautiful Timothy Lake. Well known for fishing and water sports. Priced to sell, below assessed value. Come take a look at this price, it won't last long.

*Timothy Lake. Pat Ford*

**\$150,000**

**MLS# N239062**



## SHERIDAN LAKE CABIN

Rustic cabin on the south side of popular Sheridan Lake. Elevated site above existing cabin is ideal for your new cottage site. Sorry - just an outhouse but over 180 feet of clean shoreline where the depth is about 20 feet giving you awesome warm swimming & a place to water ski from. Access is over a seasonal forestry road - if you don't like a pothole - fill it in but that keeps out the looky-loos. Great family memories to be started in this inexpensive waterfront - & don't forget your fishing rod for those trophy rainbow lurking at your wharf.

*Sheridan Lake. Brad Potter*

**\$159,000**

**MLS# N237984**



## CANIM LAKE WATERFRONT

42 acres with approximately 12 acres with 195 feet of sandy frontage on Canim Lake. The balance of wilderness is situated across the road with a great building site facing south overlooking Canim Lake. Property backs on to operational private airstrip. Existing trails into the adjacent Crown land. Access is maintained year-round by landowner association. Ideal recreational setting, especially if you want to bring your horses along.

*Canim Lake. Brad Potter*

**\$159,900**

**MLS# N238439**



## RAIL LAKE WATERFRONT

Recreational lakefront home on beautiful Rail Lake. 3 bdrm, front room, dining room, kitchen, seasonal hot & cold water, seasonal bathroom, propane furnace & wood stove, fridge, propane stove, electric freezer, all furnishings included. 8x20 patio, snow roof, covered sidewalk, 8x8 woodshed, 8x16 storage shed, gazebo, dock, power.

*Rail Lake. Barb Monical*

**\$177,000**

**MLS# N233154**



## HORSE LAKE WATERFRONT!

80 feet of waterfront on this beautiful lake. Use the 3 bedroom cabin for recreation now and plan your beautiful waterfront home for later. Schedules "A" and "C" apply.

*Horse Lake. Karen Friess*

**\$179,900**

**MLS# N239902**



**100 MILE HOUSE**  
**250.395.3422**  
**INTERLAKES**  
**250.593.0131**



## PRIVATE RETREAT ON JIM LAKE

Rare and unique. Not many like this exist anywhere! One of only 3 properties on pristine Jim Lake. Crystal clear green waters with lots of 10lb rainbow. Jim Lake is just south of the famous Green Lake and is only a short zip ATV from your property on Green to this private retreat. Road access is seasonal only - or a very enjoyable snowmobile ride in the winter. Great fishing, and swimming. Call for a private showing. 4x4 access only.

*Jim Lake. Brad Potter*

**\$189,800**

**MLS# N228271**



## ACREAGE ON MIDDLE STACK LAKE

Spectacular southern exposed hay fields on Middle Stack Lake. 14 acres with gentle slope, ideal for a walk-out basement home. You can boat between Middle and Lower Stack Lakes and it is only a short portage into Bridge Lake. Available only in conjunction with adjacent home and acreage on MLS# N237800 or after its sale.

*Middle Stack Lake. Brad Potter*

**\$198,000**

**MLS# N237798**



## WATERFRONT ACREAGE ON LAC LA HACHE

Over 3 acres of waterfront property on Lac la Hache. Hwy 97 frontage but quiet access at the end of Dunsmuir Road. Roughed driveway into bench above waterfront for the ideal spot to build your retirement home overlooking a seasonal creek down to your waterfront. Landscape your own creek & gardens w/ a new road into lower section for your friends RV parking or perhaps a gazebo next to your wharf into the lake. Lots of tree cover to make this a quiet private spot but also allows signage back out on the hwy for your home based business or perhaps a B&B? or just keep it for a private RV site on the lake. Priced to sell quickly in this active market.

*Lac la Hache. Brad Potter*

**\$198,800**

**MLS# N238097**



## CABIN ON DREWRY LAKE

1st time on market for this 2 bedroom cabin on pristine Drewry Lake. Enjoy the privacy 1.29 acres affords. Easy access on year round road just minutes North of Hathaway Lake & approx. 15 minutes to Sheridan Lake. Spectacular views of mountain and forest across the lake. Catch rainbows off your front yard. Includes wood cook stove & propane stove & fridge. Most furnishings could stay as well. Just bring your fishing rod. Very good price offered by the original owners.

*Drewry Lake. Robert Young*

**\$199,000**

**MLS# N235935**



## WATCH LAKE WATERFRONT

Crazy about fishing! Don't let this one get away. You'll love this 2 bedroom rancher located on Watch Lake waterfront. There is a guest cabin for your company and a workshop/garage for the handy man. Cabin stove also included. New septic installed in 2012, also pump & pressure tank in 2011. Quick possession. Move in and go fishing. Best of two worlds. Fish on your lake and go play on Green Lake. Listed \$77,000 below tax assessed value.

*Watch Lake. Karen Friess*

**\$221,000**

**MLS# N225840**



## CABIN ON HATHAWAY LAKE

Pretty Hathaway Lake - fewer than 10 properties on this great fishing and swimming lake. 12' x 16' cabin to stay in while you build. Gravelled driveway and RV pads with extra space for your friends across the road. 109 feet of gravel waterfront. RV hydro pole and cabin is wired. Great opportunity to start those family memories at the lake!

*Hathaway Lake. Brad Potter*

**\$225,000**

**MLS# N236859**



## CRYSTAL LAKE WATERFRONT

Rare 10-acre property with fabulous views overlooking fish-bearing Crystal Lake. Lake access and your dock right across the road. Driveway is in as well as a solid 26'x30' outbuilding with loft to store your toys in or set up camp. Miles of Crown land behind and to one side of property. Rural location, yet only 4 kms to Bridge Lake Store on year-round road. Driveway has also been expanded to access a level bench at the top of the property. This could be another excellent building site. Check it out today.

*Crystal Lake. Robert Young*

**\$225,000**

**MLS# N237355**



## VERY AFFORDABLE BRIDGE LAKE WATERFRONT, SELLER MAY FINANCE

This cute, one room log cabin is situated on an immaculately landscaped 0.17 acre lot with an incredible westerly view over Bridge Lake. The shoreline is very clean and pebbly, great for swimming. Watch the incredible sunsets from your sundeck. This is a perfect recreational getaway on a pristine lake well known for its 27 islands and beautiful shoreline.

*Bridge Lake. Robert Young*

**\$229,500**

**MLS# N236152**

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# WATERFRONT HOMES & CABINS



### 160 AC / CREEK / GARDENS

11 yr old 875sf bungalow is a great retirement home or your home based fruit and veggie business. Located in our area's "banana belt" near Canim Lake. Current owner grows fabulous fruits and veggies for resale such as asparagus, raspberries, Saskatoon's, red and white currents, etc. 1 bdrm, newer appl., shop, shed, septic for 4 bdrm, 160ac, marketable timber, water rights to creek, mins to Mahood and Canim Lakes. Septic has been approved for a 4 bdrm home so there's no problem adding on. Red Creek flows through and the water rights to it come with the property. The 160 ac has marketable timber as well.

Canim Lake. Robert Young

**\$297,000** **MLS# N204268**



### WATERFRONT LOG CABIN ON DEKA LAKE

Cute and cozy log cabin with 1/2 loft and year round water system, full bathroom. Heated 12'x20' shop, camper under metal roof for overflow of kids. Fenced dog run, boat shelter and you can launch your boat right from the property. Great deal with large deck to sit at the lake and watch the kids swim or fish for those big lake trout.

Deka Lake. Brad Potter

**\$238,900** **MLS# N234305**



### COZY CABIN ON 2.48 ACRES W/200' OF MURPHY LAKE WATERFRONT AND...

Cozy as can be, year round recreational cabin w/ maintained roads... right to the driveway. Beautiful retreat in all seasons! Propane stove & fridge, generator when needed & "outdoor plumbing"... all part of the lure to quiet & inviting Murphy Lake waterfront. Main floor has kitchen, eating area, entrance & living room. Sliding patio doors to the lakeside deck, large upper windows for views from the sleeping loft. Unique storage of built in drawers make great use of loft angles & roof lines. Professionally built w/insulated logs & vaulted ceiling, making this cabin ideal for year round pleasures. Boat launch close by. Watch for forestry mile marker 1576 enroute to Murphy Lake via Spout Lake Rd out of Lac La Hache!

Murphy Lake. Darrel Warman

**\$239,000** **MLS# N239121**



### LESSER FISH LAKE WATERFRONT HOME

Beautiful, updated 1100 sq ft recreational or year-round home. Open concept with cozy living room, dining room, kitchen, 3 bedrooms, new bathroom and loft area. Stunning southerly view from the large deck overlooking Lesser Fish Lake and the distant mountains. The park-like waterfront property is 1.25 acres in size. Unique property with shares of 2 common properties in the subdivision.

Lesser Fish Lake. Klaus Vogel

**\$244,000** **MLS# N236872**



**REDUCED!**

### GREAT SUMMER WATERFRONT GET-A-WAY!

Cute as a button and cozy as it can be! This 2 Bedroom, Sulphurous Lake cottage offers a fantastic, clear waterfront and marvellous views across one of the south Cariboo's prettiest lakes. Good fishing, great boating or kayaking. Relax at the water's edge or watch the fish swim by from the large dock.

Sulphurous Lake. Martin Scherrer

**\$259,900** **MLS# N237440**



### WATERFRONT HOME ON HORSE LAKE

Horse Lake waterfront home at an affordable price. 1,600 sq ft finished living space in this 3 bdrm rancher w/ walk-out basement. The large entrance area takes you into the living room w/ vaulted ceilings & large windows to take in the magnificent view of the lake & your beach area. Tulikivi wood stove in the rec. room providing extra comfort while cutting down on the heating costs. Large sundeck overlooking the lake, fully fenced & landscaped backyard, detached double garage & paved driveway complete this excellent package. Close to 100 Mile for all your shopping needs.

Horse Lake. Louise Cleverley

**\$272,200** **MLS# N240430**



### BIRCH LAKE WATERFRONT CABIN

One of the better deeded cabins out of sixteen on pristine Birch Lake. Lake is crystal clear and over 100 ft deep but approximately 1 mile x 1.5 miles with some big rainbow but no public access. 10 hp restriction on lake. ATV trails to other fishing lakes. Only 2 kms off Highway 24 "The Fishing Highway". Act fast on this rare find.

Birch Lake. Brad Potter

**\$275,000** **MLS# N236552**



### 1.35 AC WATERFRONT YOUNG LAKE

3 bdrm full bsmnt, year-round home on 1.35 ac at Young Lake, just south east of 100 Mile House. This full time residence is off-the-grid with all the conveniences you are used to. A custom kitchen and bath cabinetry, propane fireplace in the livingroom, Enjoy the lake from the 12x56 deck or tend your yard with the in-ground irrigation. There is a 24x56 shop area located in the bsmnt. All you need is included, 3 generators, propane demand water heater, 2 propane refrigerators and stove. This home is fully furnished with lots of extras!

70 Mile House. Robert Young

**\$279,000** **MLS# N183522**  
**KADREA #75278**



### RENOVATED LAC LA HACHE WATERFRONT CABIN

Great value with this year-round waterfront cabin on beautiful Lac La Hache. This 2 bdrm little house has had a lot of updates & renovations over the past couple of years. Nicely maintained inside & out. Large sundeck overlooking your level, 120' sandy beach. Huge shade trees in the yard add privacy & shade on those hot afternoons. Included are all the furniture, pots/pans/dishes. Just bring the family, your boat & your clothes! This great place is priced to sell & will not last long.

Lac La Hache. Dawn Layden

**\$284,900** **MLS# N239162**



### COZY CABIN ON DEKA LAKE

Well built and cozy cedar cabin located on a private, treed acre with 150 ft. of waterfront. Most furnishings could stay. There is also a single detached garage and a small travel trailer for guests. Summer water system, dock, fridge, stove, air-tight wood stove, summer water system and more. 100's of miles of trails system within minutes of property. Come and take a look today.

Deka Lake. Robert Young

**\$295,000** **MLS# N233266**



### SHERIDAN LAKE WATERFRONT COTTAGE & GUEST CABIN

This is the first time this south-facing Sheridan Lake waterfront cottage & guest house have been offered for sale. Currently used for recreation, but all the services are in place so could be used as year-round home. Private from the road w/ plenty of yard space for fun, friends or RVs. Main cottage features propane cook stove, fridge, washer/dryer, & much more. Skip the bdrm in the summer & enjoy sleeping listening to the loons in the fully-screened front porch overlooking the lake. Guests will love the fully-modern guest cabin sitting under the trees in the backyard or hooking up their RV on the totally-level yard area. Only approx.. 1 minute of gravel road after leaving the paved road.

Sheridan Lake. Robert Young

**\$309,000** **MLS# N238884**



### ROSERIM LAKE WATERFRONT W/LARGE ACREAGE

Perfect recreational get away or year round home. Rustic 3 bdrm home with over 1300 sq ft of living space. Nicely treed 16.8 south facing acres with approx. 1200' of waterfront on Roserim Lake which is stocked with rainbow trout. Outbuildings include 24x16 storage shed, 2 carports and root cellar. Located amidst great hunting and fishing country and close to Canim Lake, Mahood Lake and Mahood Falls.

Roserim Lake. Klaus Vogel

**\$315,000** **MLS# N235286**



### GREAT PRICE DEKA WATERFRONT

First time on the market and priced right! This 2 bdrm home of 2,500 sf has plenty of room for all those summertime get-togethers. Semi open concept, so you can still be able to participate with your guests while making dinner. Large main floor laundry room. Drilled well. Over 600 sf of covered decking. Loft above attached garage and second detached garage. 12x20 firewood lean-to. Wood/elec. furnace and woodstove in living room. Breezeway between house and garage.

Deka Lake. Robert Young

**\$319,000** **MLS# N224834**



### SHERIDAN LAKE COTTAGE

Sheridan Lake waterfront cottage with 3 bedrooms, 4 pc bathroom, comes furnished and provides an awesome view of the lake from the main living area. Partial basement, 16 x 20 attached garage, outbuildings incl. a one room cabin for overflow sleeping, small workshop, play house for the kids and a wood shed. Property is 0.86 of an ac with 132 ft. of shoreline, level and nicely treed. Hydro, phone, drilled well and septic giving you all the comforts of home. Bring your fishing rod and catch that trophy rainbow trout. REDUCED - VENDOR MOTIVATED & WANTS IT SOLD!

Sheridan Lake. Louise Cleverley

**\$325,000** **MLS# N229139**



### LAC LA HACHE WATERFRONT - PRIVATE HOME ON ACREAGE

Treed, very private, fenced 12 plus acres with 900 feet of waterfront on popular Lac La Hache. Recreation property has several maintained grass play areas. Well built 1300 sq. ft. 3 bedroom fully contained cottage has propane, well, septic, Satellite TV & cell phone service. Cedar accents in living room with gorgeous views of the lake. Blaze King "Princess" airtight wood stove with back-up propane wall furnace. Off grid, although fully wired for hydro, should it become available. Only 20 minutes from Highway 97 on Forestry Service road. New roof, eaves troughs & the deck has been re-stained. Bring your toys & enjoy this piece of recreational paradise.

Lac la Hache. Pat Ford

**\$329,000** **MLS# N236619**



### SHERIDAN WATERFRONT - COTTAGE

Sheridan Lake waterfront cottage with 3 bedrooms, 3 piece bathroom, open floor plan and a great view of this pristine lake. The 0.54 acre property is level and faces due west to capture those fantastic sunsets Sheridan is known for. Very clean water frontage, excellent for swimming and water skiing right off your dock. Cottage comes completely furnished, just bring your fishing rod and catch one of the trophy rainbow trout to put on the BBQ for dinner. Located on a paved road and close to the Interlakes Service Centre for all amenities.

Sheridan Lake. Louise Cleverley

**\$335,000** **MLS# N235565**



### SOUTH FACING WEBB LAKE HOME

Charming 2 bedroom home on 4.2 manicured acres with over 580 feet of south facing waterfront on Webb Lake. Outbuildings consist of storage shed and 30x40 - 2 storey building with 2 bay garage, heated and wired workshop, huge studio/office upstairs with south facing sundeck overlooking the lake. The property is completely fenced with nice pasture for your animals. Located across from Bridge Lake Elementary School and store. Priced well below assessed value.

Webb Lake. Klaus Vogel

**\$339,000** **MLS# N231571**



### ULTIMATE PRIVACY ON WILCOX LAKE

One of few properties on private Wilcox Lake. Approx. 10 acres with cozy 2 bdrm home set up for year round use. An abundance of well established fruit trees and shrubs. Once produced a super veggie garden complete with greenhouse. small storage shed, chicken coop, workshop. Drive in or fly your float plane in to this lake and enjoy fishing, swimming and or paddle this quiet lake. Bring your imagination and some TLC and this could be paradise.

Wilcox Lake. Debbie Popadinac

**\$339,000** **MLS# N237600**



### BONUS - EXTRA LARGE HEATED SHOP

This is an extremely special property with a newer 2 bdrm log cottage nestled on 11 1/2 fenced ac with a manicured yard and frontage on a wildlife pond. Property is hidden from the road offering lots of privacy and quiet. Insulated and heated shop of 26' x 62' with year round services. Separate RV site on other side of pond. Modern kitchen and bath with claw foot bath tub - all newer appliances and flooring. Right across from public lake access to popular Deka Lake and Crown land behind! This area has so much to offer, so come take a look!

Deka Lake. Brad Potter

**\$345,000** **MLS# N216048**



### WATERFRONT HOME

3 bedroom waterfront home on popular Lac la Hache. Check out the zoning. Family home-based business? Right down town Lac la Hache, so walking distance to school, post office, store, ice arena and more.

Lac la Hache. Pat Ford

**\$349,000** **MLS# N237100**

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# WATERFRONT HOMES & CABINS



**SHERIDAN LAKE WATERFRONT – BONUS - GARAGE/SHOP & BARN**

South-facing, level 1-acre Sheridan Lake waterfront home. Recently painted & some updating including new electric furnace. The 2-storey, 4-bedroom country home has a daylight basement, large sundeck off the main level & balcony off the top level. Amazing views & sunshine all day. Great Central Interlakes location within walking distance of Sheridan Lake Store. Manicured, park-like property w/ crystal-clear Sheridan Lake waterfront. Garden area, 3-bay garage/shop, 20'x20' barn. Lots of parking space for RVs. Perfect year-round home or recreational getaway!

Sheridan Lake. Martin Scherrer  
**\$469,000**

MLS# N237737



**PRIVATE LOCATION ON MUCH SOUGHT AFTER LAC DES ROCHES**

Much sought after waterfront home on over an acre for privacy. This totally rebuilt home features a showpiece kitchen, cathedral ceiling in living room with extensive glass looking southwest over beautiful Lac des Roches, 4 bedrooms, 3 bathrooms, gentle slope to shore. Decks off living room, kitchen and a balcony off the upstairs master bedroom and much more. The full walk-out basement is ideal for finishing into a workshop & games room or bring your plan. Many extras are included in this home. Located on a quiet no thru road. What a view! Book a viewing today. Lac Des Roches. Robert Young

**\$469,000** MLS# N233372



**DEKA LAKE – VIEW OF LAKE FROM EVERY ROOM**

Two lots, 2 titles, totalling 0.92 of an acre with 115 feet of south-facing waterfront on Deka Lake. Large home w/ fully-finished walkout basement. Two bdrms, 2 bathrooms, 2 wood-burning fireplaces, built-in appliances, open floor plan w/ a fabulous view of the lake from every room. Glass sliders off the living room & master bdrm lead to a 9x33 solarium-style covered deck overlooking the lake. Main floor recently updated w/ new lino, carpet, & paint throughout. Basement is home to a huge rec room w/ bar area, plus another great view of the lake. Exterior was professionally painted (summer of 2012). 24x36 double garage, 12x20 3-sided carport, & woodshed. Paved drwy, nicely tree & landscaped. Access to trails. Deka Lake. Louise Cleverley

**\$535,000** MLS# N234976



**RESORT JUST MINUTES FROM KAMLOOPS – FREEHOLD**

Short drive from Kamloops and only 40 km from the Paul Lake Road and Hwy 5 turnoff takes you to this great little fishing lake and the only resort on it. Located on 4.2 ac at 4,100' elev. with 678' of frontage. Hyas Lake Resort comes with 5 cabins, camp sites, 5 boats each with electric motors and batteries. Cabins accom. 4 persons and has its own spotless outhouse, kitchen, living room area with adjoining sleeping area which has either 2 double beds or bunk beds, air-tight stove, cooking facilities, couch, table and chairs. Kamloops. Robert Young

**\$450,000** MLS# N239334  
 KADREA #122570



**BRIDGE LAKE LOG RANCHER W/GUEST CABIN**

Looking for perfection? Check out this immaculate Bridge Lake waterfront log home rancher. All on one convenient level with attached double car garage and separate guest cabin/workshop. Approx. 1500 sq ft, 2 bdrm, 2 bath, vaulted ceiling in the living room with rock fireplace. Nicely manicured 2.2 acres south facing level parcel with crystal clear 220' waterfront. Established garden. Absolute pleasure to show!

Bridge Lake. Martin Scherrer/Klaus Vogel  
**\$639,000** MLS# N235068



**5 BDRM WATERFRONT HOME W/3 BDRM COTTAGE**

Sheridan Lake waterfront! Large family? 15 yr. old home with full 2 bdrm suites, 5 bedrooms in total plus an older fully serviced 3 bedroom cottage. Enclosed garage and detached garage for as many toys as you can collect. Launch your boat your property. Maintenance free with covered decks and level property, good beach and wharf on a trophy Rainbow Lake.

Sheridan Lake. Brad Potter  
**\$480,000**

MLS# N234776



**PRIVATE OTTER LAKE WATERFRONT**

1st time on the market. High quality custom built waterfront home sitting on a heavily treed 5.78 acres in the Bridge Lake area. Brand new "lifetime" roof & gutters installed in 2013. Features include high-end slate & tile flooring, expansive decking, attached garage, c/w 2 – 10ft wide, 12ft high doors, 3 bay detached lean-to-carport & much more. Located on no-thru road for plenty of privacy & access to 100's of miles of trails to outlying fishing lakes & Cariboo vistas.

Otter Lake. Robert Young

**\$488,000** MLS# N233535



**12 BDRM HOME, SUBSTANTIAL ACREAGE – ENDLESS POSSIBILITIES!!**

160 acre B&B/hobby farm with 12 bedrooms. Nice set-up adjoining Crown land w/ numerous trails. 120 acre grazing lease available. Nice mix of hay fields, pasture & treed areas. 2 barns, storage sheds & shop. Fenced & cross-fenced. Ready to go for winter & summer activities. Fantastic southerly views & close to Watch Lake and Green Lake. Great opportunity to own this large home & beautiful property at a reasonable price. Another special feature of this property is a scenic wildlife & canoeing lake. Bring your ideas to this unique property.

Watch Lake. Robert Young

**\$535,000** MLS# N236445



**BRIDGE LAKE WATERFRONT HOME W/ 1080 SQ FT GARAGE/SHOP**

Beautiful handcrafted log home with over 2500 sq ft of living space and 3.9 acre waterfront property on Bridge Lake's Paradise Bay. The home features an open floor plan with 3 bedrooms, 3 baths, large family room in the basement and a nice sundeck with view on Paradise Bay. There is a 1080 sq ft wired and heated garage/shop with a 540 sq ft attached carport. Nice and quiet setting at the end of no thru road and close to many other nice rec. lakes.

Bridge Lake. Klaus Vogel

**\$625,000** MLS# N239099



**BRIDGE LAKE WATERFRONT LOG HOME W/GUEST HOUSE**

Heritage log home on nearly one acre of waterfront. Beautifully & expertly restored w/ no expense spared, everything is new from floors to ceilings including windows, custom kitchen c/w high-end appliances, bathroom & new wood-stove. The 400 sq ft of covered deck is perfect for watching the spectacular Cariboo sunsets. There is a large shop, guest house that sleeps 9 & a dock large enough to tie up three boats. Bridge Lake is renowned for its crystal clear waters, a four season paradise where you can enjoy boating, swimming, fishing & hunting, trail riding, snowmobiling, skating on the frozen lake or just relaxing on the deck. The property is private & secluded yet only 5 min. from Highway 24 (The Fishing Highway). Bridge Lake. Robert Young

**\$495,000**

MLS# N236280



**SHERIDAN LAKE WATERFRONT HOME W/GUEST CABIN**

One of Sheridan Lakes larger properties of 1 3/4 acres. New home with no GST. Level property with clean beach and a 720 sq ft guest cabin with 2 bedrooms. Impeccably finished with hardwood floors and rock wainscoting. Must be seen to be appreciated.

Sheridan Lake. Brad Potter

**\$525,000** MLS# N235057



**BEAUTIFUL HOME ON BIG BAR LAKE**

Priced at Assessed Value! Beautiful 3 bdrm, 3 bathroom home sitting on 1.99 acres & approx. 360 ft of Big Bar Lake Waterfront. Southern exp. w/ 270 degree views of the lake & mountains beyond. Custom kitchen, great room featuring wood burning airtight & distressed oak flooring, vaulted ceilings & large windows to take in your view. Wrap around covered deck on 3 sides provides comfortable outside space w/ access from the great room & master bedroom. Located next to the Historic Big Bar Ranch for added privacy. More info & photo's at www.louiseclerley.com. Big Bar Lake. Louise Cleverley

**\$537,000** MLS# N236862/KADREA#123061



**PRISTINE SHERIDAN LAKE WATERFRONT**

Beautiful and spacious Sheridan Lake w/f home. This 3 bdrm plus office, 2 bathroom home has been totally renovated incl. a large addition in the last few years. Open floor plan concept w/massive windows to take in your views from all main living areas. Master bdrm on main w/french door to sundeck and large ensuite featuring a clawfoot tub and walk-in tiled shower w/massage jets. Upper area w/large rec room featuring a propane f/p, exercise and bar area. Great sundeck, landscaped prop., 30x30 garage, 24x24 carport, greenhouse and 0.75 acre w/221 ft. of frontage completes this excellent package on the lake. Located next to an undeveloped access for added privacy.

Sheridan Lake, Louise Cleverley

**\$629,000** MLS# N234477



**LARGE FAMILY HOME ON SUBSTANTIAL ACREAGE – BRING YOUR HORSES**

Perfect large family home or good place for B&B Bale. 120 acres just off Hwy 97 at 83 Mile w/ 83 Mile Creek meandering through the property. Engineered bridge over creek into home site. Paddocks & pasture for your horses & only 20 min. to 100 Mile House for all services. New home w/ warranty in place but no GST. Lots of room for the kids to loose themselves but all fenced so they can't get lost! Crown land backs onto property w/ access to an elaborate trail system for your ATV's or sleds in winter. Only a 5 min. drive to Green Lake and its sandy beaches for great swimming.

83 Mile House. Brad Potter

**\$499,000**

MLS# N234128



**PARK LIKE WATERFRONT ON RUTH LAKE**

A rare find! 2.7 acres of waterfront on beautiful Ruth Lake. Park like setting with lots of privacy and level beach area. Comes with a custom built 2500 sq ft 1 1/2 storey home. 4 bdrm, 4 bath & sauna. 2 on the main and 2 above. An abundance of windows to take in the views over the lake. Attached double garage.

Ruth Lake. Debbie Popadinac

**\$525,000** MLS# N235509



**BRIDGE LAKE HOME ON ACREAGE W/ 60' X 36' SHOP**

Nicely updated year-round home or recreational get away on beautiful Bridge Lake. Over 1900 sq ft of living space with 3 bedrooms, open floor plan with nice sun room to enjoy the view over the lake. 6.3 acres of park-like property with over 300 feet of waterfront situated in a nice bay. Outbuildings include a 60x36 heated shop with 220 wiring and attached storage shed, separate storage/wood shed, garden shed and carport. Nice setting within walking distance to Bridge Lake store and school.

Bridge Lake. Klaus Vogel

**\$549,000** MLS# N237492



**SHERIDAN LAKE WATERFRONT – DOUBLE LOT, CABIN, FRAMED RV COVER & MORE!**

Two waterfront lots, now consolidated to one large lot w/ sleeping cabin, framed RV cover, drilled well, electrical power, outhouse & Bell Express-View available. Nice gradual slope to grassy level lakefront of the west end channel off Nath Rd. Quiet cul-de-sac w/ wildlife & birding opportunities for those nature lovers. Quick access to wide open Sheridan Lake for fishing & exploring the pleasurable waters of the lake. Pebble beach access just a couple of blocks away for swimming & all water sports. Nice building lot on elevated hillside for future plans. Extensive multi-purpose trail system close by for ATVs, snowmobiles, dirt bikes, peddle bikes & leisurely walks. Make this your base camp for friends & family!

Sheridan Lake, Darrel Warman

**\$249,000** MLS# N241125



**EXECUTIVE FAWN LAKE WATERFRONT HOME W/GUEST CABIN**

This is what you move to the South Cariboo for - perfect retirement. West Coast style rancher w/ 10 acre facing south on Fawn Lake. Noted rainbow fishing w/ electric motor restriction for rest & relaxation. Year round fully serviced guest cabin so even your company gives you peace & quiet. Heated shop & storage for the toys. Majestic fir forest to drive through on your way down to the lake. Fully landscaped w/ waterfall pond & flowering gardens. Covered picnic area at lakeside for barbeques year round (ice fishing right off the deck). Seasonal creek will see the spawning trout right in your front yard. Fawn Lake. Brad Potter

**\$675,000** MLS# N236473



**WATERFRONT ACREAGE ON BRIDGE LAKE**

Log home on 2.6 acres with 334 ft. of frontage on Pristine Bridge Lake. This lovely home has 3 bdrms, 3 baths, 2 wood burning fi replaces, built-in surround sound system, wine cellar, sauna & the list goes on. Great view of the lake from all main living area's as well as the solarium off of the dining room & the master bdrm with its own balcony. Currently operating as a B & B with the self-contained suite in the walk-out basement. Large garage, green house, fenced garden area, fenced paddock & a very private property with SE exp. for all day sun.

Bridge Lake. Louise Cleverley

**\$749,000** MLS# N234981

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# WATERFRONT LOTS & ACREAGE



### SUNSHINE ALL DAY!

Lac la Hache view property with common waterfront lot ownership! Pay little taxes and benefit of having Lac la Hache waterfront access right in front of your lot. Several great building sites, easy year round road access and great neighbourhood. Enjoy sunshine all day from this 1.3 ac gently sloped parcel!

Lac la Hache. Martin Scherrer  
**\$44,900**

**MLS# N222672**



### UNIQUE WATERFRONT ACRE

One ac waterfront on pristine Lesser Fish Lake! Have a look at this south easterly exposed and gently sloped waterfront parcel in the popular Interlakes area. Paved year round maintained road access, hydro/phone nearby, treed building site with open pasture in the front. Magnificent views overlooking lake and mountains in the distance. Comes with a share of common waterfrontage on this marvelous lake. Bonus: Crown land access nearby! Check it out!

Lesser Fish Lake. Martin Scherrer  
**\$117,500**

**MLS# N216610**



### SOUTH FACING CREEK FRONT

Large lot facing south on Deka Creek. Deck to overlook the birds and creek. Older travel trailer with a metal over roof and deck. 10x21 enclosed garage for your toys. Driveway and power. Summer water supply from neighbours well. Short walk to fishing and skiing in beautiful Deka Lake. Ideal spot for recreational use or great place to build your retirement home.

Deka Lake. Brad Potter  
**\$63,900**

**MLS# N192903**



### HORSE LAKE WATERFRONT

1 ac waterfront only 10 minutes to town on popular Horse Lake. Access to top level off Norman Road with R.V. site and storage sheds. Comes with incredible view. Access off Toomey road into building site or R.V. site with clean 100 ft. frontage and good wharf system. Services at either road.

Horse Lake. Brad Potter  
**\$124,900**

**MLS# N228997**



### 111 MILE CREEK ACREAGE

Lush 21.8 acres off Wilcox Road with driveway into old homestead. Rolling hills and meadow lands. Older home of little or no value. Very private setting. As is where is.

Forest Grove. Debbie Popadinac  
**\$69,900**

**MLS# N237596**



### ACREAGE ON BRIDGE CREEK

Over 10 acre creek front property on Bridge Creek. Road already in to nice building or camping site. Good location on wide part of the creek suitable for canoeing and kayaking. Close to Bridge Lake and all amenities of the Interlakes corner.

Bridge Lake. Klaus Vogel  
**\$159,000**

**MLS# N236116**



### RARE FIND!

11 acres, treed with waterfront on lively year-round Bridge Creek in the heart of the Inter Lakes recreation area. Just 25 minutes to 100 Mile House and 10 minutes to the Inter Lakes service centre. The property has great year round maintained road access, borders Crown Land and offers several great elevated building sites. Bridge across the creek giving access to the Southern portion of the property and only about half mile away from Lonely Lake. Subject to completion of subdivision.

Bridge Lake. Martin Scherrer  
**\$115,000**

**MLS# N231005**



### GREAT FISHING SPOT!

Just under a 1/2 acre on the creek leaving Watch Lake. Ideal spot for your fishing boat to sit on its own wharf to give you access to the restricted waters of one of our most popular fishing lakes. Older cabin of little or no value. Priced to sell below land assessment. Currently used by neighbour to pen her goats on but they will be gone before you take it over.

Watch Lake. Brad Potter  
**\$149,900**

**MLS# N237089**



## “SOUTHVIEW” SUBDIVISION ON SHERIDAN LAKE

Call Klaus Vogel

On the shores of pristine Sheridan Lake and Staley Lake in British Columbia's spectacular Cariboo Region, situated on the sprawling Cariboo Plateau you can escape the frantic pace of life and treat your senses to fresh air and the call of the lonesome loon. 'Southview' is the first new waterfront development on Sheridan Lake in many years. Located on the North side of the lake the property enjoys full South facing views and quick access to modern conveniences provided at local stores. 'Southview' is destined to become a special place where families and friends thru the generations will come to spend quality time and enjoy all the special moments the Cariboo has to offer.

### KINGFISHER ROAD

Lot 1	Sheridan Lk waterfront - 3.9 acres	MLS# N217348	<b>SOLD</b>	Lot 6	Staley Lk waterfront - 4.99 acres	MLS# N217356	<b>\$175,000</b>
Lot 2	Sheridan Lk waterfront - 3.9 acres	MLS# N217350	<b>\$395,000</b>	Lot 7	Staley Lk waterfront - 4.99 acres	MLS# N217353	<b>\$175,000</b>
Lot 4	Sheridan Lk waterfront - 3.9 acres	MLS# N217352	<b>\$425,000</b>	Lot 8	Staley Lk waterfront - 4.99 acres	MLS# N217355	<b>\$145,000</b>
Lot 5	Staley Lk waterfront - 5.0 acres	MLS# N217351	<b>\$185,000</b>	Lot 10	Country Lot - 4.99 acres	MLS# N217360	<b>\$95,000</b>



### 10 ACRE WILSON LAKE WATERFRONT

Catch rainbow trout from your front yard. This 10 acre waterfront property is level and easy to develop. Head just down the road to access hundreds of miles of trail systems and many more lakes. Minutes from famous Bridge Lake & a short drive to all the services Interlakes Corners offers. 45 minutes to 100 Mile House. Begin enjoying this year-round recreational heaven.

Wilson Lake. Robert Young  
**\$149,000**

**MLS# N239188**



### PRIVATE 145 ACRES

Come and build your dream home on this 145 acres of paradise. Off a well-maintained road is your very private driveway only a couple of minutes from the community of Forest Grove and 15 minutes from 100 Mile House with all the services. School bus or walk - your choice. There is an old camper on the property of little or no value. You can look a long time and not find what this has to offer. Call for a personal viewing.

Forest Grove. Barb Monical  
**\$160,000**

**MLS# N237214**



### BRADLEY CREEK ACREAGE

Breathtaking 150 acre valley with Bradley Creek running through. Known as the Bedingfield Valley. Property has been used for hay production and has been ditched for irrigation with water rights on the creek. First time on the market, this very private acreage with superb growing potential. If privacy is what you're seeking, look no further.

Forest Grove. Debbie Popadinac  
**\$169,000**

**MLS# N237598**



### RARE RUTH LAKE WATERFRONT

Beautiful building lot on the emerald green shores of Ruth Lake. This west facing, level, 0.45 acre lot has septic in, driveway and a hydro pole. Ruth Lake is just 10 minutes from Forest Grove and is well known for great swimming, boating and fishing. A rare find at this great price.

Ruth Lake. Debbie Popadinac  
**\$169,000**

**MLS# N237147**



### PRIVATE & SECLUDED ACREAGE

Large 39 acres of waterfront on pristine Long Bow Lake. Located just a few kilometres off Horse Lake Road and east end of Horse Lake. Mostly level property and still heavily treed. Crown land adjacent. Has cleared building site and good road access. Very private! Ideal for a "getaway" or hunting base!

Long Bow Lake. Martin Scherrer  
**\$169,000**

**MLS# 237768**

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Douglas Dent



Caroline Hartwell\*  
 \*Associate Counsel



# WATERFRONT LOTS & ACREAGE



## 160 ACRES - CREEK & VALLEY VIEWS

Want to be a Land Baron? Have a look at this 160 acre treed parcel with year-round Bridge Creek running through. Located near Forest Grove and only about 20 minutes to 100 Mile House. The property offers many elevated building sites with awesome valley views. Rolling hills and a great variety of spruce, fir and aspen trees. Easy access.

Forest Grove. Martin Scherrer

\$199,900

MLS# N237508



## ACREAGE ON MIDDLE STACK LAKE

South-facing waterfront lot (12.77 acres) on pretty Middle Stack Lake. Opposing shoreline is park reserve and a mature forest. You can boat into lower Stack Lake and portage your canoe 50 ft to Bridge Lake. 260 ft frontage. Perfect for walkout basement with pasture for your horses. 5 acres on lakeside and balance on high side of the road for future subdivision. Access to waterfront is built via easement over lot 14, then swing onto your building site overlooking the lake.

Middle Stack Lake. Brad Potter

\$209,000

MLS# N235083



## LAC LA HACHE WATERFRONT

Affordable Lac la Hache waterfront lot with town water and sewer. Walking distance to store, school, post office, ice arena and more. Mount Timothy Ski Hill not too far away. Lot is level with a concrete stairway to the water.

Lac la Hache. Pat Ford

\$129,000

MLS# N238031



## LARGE LAC LA HACHE WATERFRONT

This is a rare find. This 19.52 ac of waterfront on Lac la Hache situated between 100 Mile House and Williams Lake. Lac la Hache is a great fishing lake, known for waterskiing, swimming, jet skis. This property is within 1 hour of Mt Timothy Ski Hill. Walking this property is a must to appreciate its beauty.

Lac la Hache. Pat Ford

\$335,000

MLS# N224191



## BUILD YOUR DREAM RANCH!

280.45 ac bordering on the 103 Mile Lake. Gently rolling grassland for grazing cattle or horses. Your choice of a treed site or a wide open view area to establish your hobby ranch headquarters. Only 4 miles from the town of 100 Mile House which offers all amenities including 2 golf courses, airport, schools, supermarkets, etc. Well maintained road right to the property. A rare find do not delay.

103 Mile House. Barb Monical

\$399,000

MLS# N217110



## EAGAN LAKE WATERFRONT ACREAGE

Perfect retirement or rec waterfront acreage. Benched property gives you many choices of building sites. Serviced with good gravel drive from road to water, drilled well with hydrant set up for RV site, fully approved new septic system, underground power/phone from road to water. 2 ac and approx. 200' of clean waterfront facing due South on Eagan Lake. Great fishing and no restrictions allow for water skiing and year-round recreational activities. Crown land on the opposite forested shoreline is your view and of course a very pretty lake!

Eagan Lake. Brad Potter

\$209,900

MLS# N224768



## HORSE LAKE WATERFRONT

Fabulous views, with Southern exposure and waterfront on Horse Lake! Located in very quiet and nice neighborhood on a no-thru road on North Horse Lake only 10 min. drive from town. Designated building site for your custom home would allow for beautiful panoramic and elevated views of the lake, lots of sunshine for patios, decks and gardens, and an existing trail down to the lake that is shared with the adjacent property that is also for sale. Fir trees by the waterfront lend character and natural beauty. This property has to be seen to be appreciated. Call for more details today!

Horse Lake. Martin Scherrer

\$193,000

MLS# N231022



## OVER 10 AC WITH 300 FEET OF WATERFRONT

Nicely treed 10.4 ac property with over 300 feet of waterfront on Henley Lake. The property is located amidst great fishing and hunting country with power and phone at the road. Great location, close to Crown land and all amenities of Bridge Lake.

Henley Lake. Klaus Vogel

\$215,000

MLS# N227573



## HORSE LAKE WATERFRONT WITH VIEWS

One of two 5+ ac waterfront properties still available on the north shore of Horse Lake. Located in a very quiet and nice neighborhood on a no thru road and only a 10 min drive from town. Take your pick of the two designated bldg sites that provide so.exp. and sweeping views of Horse Lake and it's surroundings. An existing trail leads down to the lake and is shared with the adjacent property that is also for sale. Majestic fir trees by the waterfront lend this property character and natural beauty. This property has to be seen to be appreciated. Call for more details today!

Horse Lake. Martin Scherrer

\$195,000

MLS# N231023



## LAC LA HACHE - LEVEL & SANDY WATERFRONT

Level and sandy lakefront property on 2 acres (1.99). Use for your recreational enjoyment until you are ready to build your family home. Excellent fishing all year. Boating, swimming, all water sports. Not far to Mt. Timothy hill and back country quadding and snowmobiling.

Lac la Hache. Barb Monical

\$269,000

MLS# N233693



## RARE 10 AC. WATERFRONT ON HORSE LAKE, SUBDIVISION CURRENTLY IN PROGRESS, AN AREA OF BEAUTIFUL HOMES

South facing 10 ac waterfront parcel at the east end of desirable Horse Lake. Not many large waterfront acreages like this with gradual slope towards the lake, treed with at least 3 ideal building sites. Subdivision for 2-5 acre parcels currently in progress. Hydro at the property line. Wide lot provides privacy. An area of many beautiful newer homes. Miles of trails for ATVing, snowmobiling and horseback riding right from this property. Horse Lake is well known for its productive fishing and enjoyable water sports. Don't let this one pass you by!

Horse Lake. Darrel Warman/Martin Scherrer

\$350,000

MLS# N223605



## ACREAGE ON PRIME SOUTH FACING HORSE LAKE

Outstanding views and great waterfront acreage! 10 acre property with prime south-facing Horse Lake waterfront. Majestic fir trees and a healthy stand of aspen trees guarantee privacy on this gently sloping acreage. Entrance gate, driveway to a developed building site close to the water's edge. Hydro service pole ready to hook up your RV or better yet, you may also get the 31-foot travel trailer included! Subdivision potential rounds up this exciting, well-priced new listing.

Horse Lake. Martin Scherrer

\$289,900

MLS# N235336



## WATERFRONT AT IT'S FINEST!

This 1.76 ac property is one of the nicest vacant lots left on Lac la Hache. Lots of character to the land and very private. The view is amazing and 150 feet of waterfront with nice beach. Water, septic and hydro are in. Call for a viewing, you don't want to miss this one.

Lac la Hache. Pat Ford

\$339,900

MLS# N225999



## RARE LEVEL SHERIDAN LAKE WATERFRONT

Rare...a vacant waterfront lot of 3/4 of an acre on popular Sheridan Lake. Property is well treed and level. A clean slate, ready for you to develop as you like. Recreational or retirement, camp or build a cottage, swim or fish????...all up to you on one of BC's most popular recreational trophy rainbow lakes. Power and phone on fully maintained road.

Sheridan Lake. Brad Potter

\$238,800

MLS# N239366



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## RESIDENTIAL LOTS & ACREAGE

### Deka Lake / Sulphurous Lake / Hathaway Lake Area

Deka Lake is approximately 56 km south of 100 Mile House and only 12 kms to Interlakes Corner. Deka Lake is a popular residential and recreational area, and a great fishing and watersports lake. Sulphurous Lake is located 11 km north of Interlakes Corner and considered a good trolling and watersports lake. Hathaway Lake is a good fishing, residential and recreational lake.

- MLS# N233561 \$42,000 Lot 99 Julsrud Rd.**  
90' x 200'  
Lot has graveled driveway access to elevated building site. Panoramic view overlooking beautiful Deka Lake. Situated near cul-de-sac at the end of the subdiv. *Brad Potter*
- MLS# N233563 \$42,000 Lot 100 Julsrud Rd.**  
90' x 200'  
Graveled driveway access to elevated building sites. Panoramic view overlooking Deka Lk. Access to Crown Park Reserve. Trails to Deka or Sulphurous Lk. *Brad Potter*
- MLS# N218029 \$28,900 Lot 98, Womack Rd.**  
90'x203'  
Recreational lot in popular Deka Lake area. Power and phone at roadside and driveway in place. Adj. 1/2 ac MLS#185831 together would make a nice homesite. *Brad Potter*
- MLS# N235588 \$59,000 7577 Ingento Rd.**  
0.41 ac.  
This serviced lot is only min. to lake access on Deka Lake. Driveway, well & septic already in place. Power & phone is at the lot line. Property is cleared & level. *Robert Young*
- MLS# N217821 \$34,000 6270 Macabar Rd.**  
.42 ac  
Well treed, power/phone at road, adj. lot also for sale if you require more space. *Robert Young*
- MLS# N217835 \$34,000 6272 Macabar Rd.**  
.42 ac  
Well treed, power/phone at road, adj. lot also for sale if you require more space. *Robert Young*
- MLS# N237245 \$54,000 Lot 54 Beazely Rd.**  
.42 ac  
Nice building or recreational lot right across the road from Deka Lake. View of the lake & public access within walking distance. Great year-round recreation. *Klaus Vogel*
- MLS# N238260 \$38,900 267 King Rd.**  
.42 ac  
Level well treed lot, c/w driveway with culvert, outhouse & storage shed & large steel secure container for storing your goodies. Hydro is 1 pole away. *Robert Young*
- MLS# N228616 \$28,900 Lot 163, Paterson Rd.**  
.46 ac  
Level treed corner lot, close to miles of trails and fishing lakes. Build your own cabin! Up the road from public access to Deka Lk. *Brad Potter*
- MLS# N228769 \$32,000 Lot 212, Womack Rd.**  
.56 ac  
Level, treed lot close to Deka Lake. Create a recr. get-away. Trail system and great fishing in this area. Public access to lake is close. *Louise Cleverley*
- MLS# N238675 - \$87,000 - Lot 74 Gauthier Rd.,**  
.59 ac.  
Nice, level & lightly treed lot in quiet area of Deka Lake just min. from the water. Totally prepped driveway, building site & power on lot. New outdoor biffy. *Robert Young*
- MLS# N240116 \$36,000 Lot 106 Clearview Rd** **REDUCED!**  
0.60 ac  
Great building lot a short walk from lake access on a quiet road. Heavily treed. The gentle slope makes this property very easy to develop. Larger than most lots available in this area. *Robert Young*
- MLS# N240985 \$44,000 - Lots 142 & 143 Womack Rd.** **NEW**  
0.82 ac.  
Two lots side by side offered at a great price (under assessed value). Deka Lake access nearby, as well as access to hundreds of miles of trails. *Robert Young*
- MLS# N227232 \$69,900 Lots 46 and 47, Marguerite Rd.**  
.84 ac  
Two lots, two titles totalling 0.84 of an acre. Properties are level for easy development and offer a nice view of Deka Lake. *Louise Cleverley*
- MLS# N234122 \$32,500 257 Cooper Rd.**  
.90 ac  
Treed land close to Deka Lake (priced right on BC Assessed value). Located at end of a quiet no-thru road. Great spot to build home or set up as your recr. base. *Robert Young*
- MLS# N236386 \$49,900 Lots 187 & 188 Bergstrom Rd.**  
.93 ac  
2 side by side lot - one for you & one for a friend. Separate deeds. Quiet back part of subdiv. w/ access to Crown Land. Trail system at end of road. *Brad Potter*
- MLS# N234108 \$64,000 7601 Mica Pl.**  
0.95 ac  
Only a 2 min. walk to Sulphurous Lk from lot. Property is nicely treed, backs onto Crown Land w/ access to recr. trails. Southern Exp. Priced below assessed value. *Louise Cleverley*
- MLS# N219075 \$64,000 Lot 83, Cotterpin Place**  
1.14 ac  
Treed lot, end of a cul-de-sac, walk to Deka Lake, driveway and landing in. *Robert Young*

### Horse Lake / Lone Butte Area

Horse Lake, both the north and south shorelines have small communities located approximately 10-15 minutes east of 100 Mile House. Horse Lake is a gateway to the Interlakes area. Horse Lake is a large recreational lake in the South Cariboo offering boating, swimming, fishing and, in the winter, skating and ice fishing. Lone Butte is a small, but active community on Hwy 24 leading to the Interlakes offering restaurants and a general store.

- MLS# N227889 \$98,500 Lot 78 Mulligan Dr.**  
.54 ac  
Well treed, level lot w/view of Horse Lake. Pick building site to maximize view avail. yet keep your privacy. Serv. avail. at lot line. *Louise Cleverley*
- MLS# N235183 \$52,000 5870 Horse Lake Rd.**  
0.97 ac  
Located close to 100 Mile House. Level, nicely treed property w/ driveway in right to the back of the lot. Hydro, phone & natural gas at the lot line. *Louise Cleverley*
- MLS# N226727 \$55,000 6407 Lambley Rd.**  
2.0 ac  
One of two side by side 2 ac properties professionally prepared w/ new driveways into site. ROWP appr. for septic. Adjacent Lot has seasonal creek. *Brad Potter*
- MLS# N226729 \$59,900 6409 Lambley Rd.**  
2.08 ac  
One of two side by side 2 ac properties professionally prepared w/new driveways into site. ROWP appr. septic. Overlooking Horse Lake. Seasonal Creek. *Brad Potter*
- MLS# N238800 \$89,900 - 6099 Horse Lk Rd.**  
5.01 ac.  
Very nice parcel only 10 min. to town. Min. to a public boat launch on Horse Lk. Driveway is in & a cleared spot ready to build. Brand new lagoon is ready. *Pat Ford*
- MLS# N210306 \$89,000 Lot 2, Fricke Rd.**  
10.2 ac  
Heavily treed just a few blocks from Fawn Lake, a great fishing lake a short distance off Hwy 24. Build close to the front or back in the trees for privacy. *Barb Monical*



## RESIDENTIAL LOTS & ACREAGE

### 108 Mile Ranch

Once a cattle ranch, now a residential community 12 km north of 100 Mile House (a 10 minute drive), the 108 Mile Ranch can satisfy most of your needs. It has an airport with a lit runway (4877 feet long), a professional 18 hole golf course with a lake view, unique accommodations and dining opportunities, gas station, grocery store and much more.

- MLS# N232396 \$42,000 Lot 41 Pierrero Cres.**  
0.48 ac Bright and open building lot w/ gradual slope. Jump on your golf cart and hit the 18 hole golf course. N/G, phone, hydro, cable located at property line. *Darrel Warman*
- MLS# N229443 \$79,000 Lot 163, Gloinnzun Cres.**  
.59 ac One of the few remaining great view building lots. Nicely treed w/ mature Fir trees and awesome view overlooking lake and Walker Valley. *Martin Scherrer*
- MLS# N235750 \$29,000 Lot 47 Kylo Rd.**  
0.62 ac Good building lot in 108 Mile Ranch. Mature trees. Close to school, shopping mall, building centre & post office. Fishing Lk & golf course within this community. *Debbie Popadinac*
- MLS# N237321 \$36,500 Lot 37 Kemmi Cres.**  
0.67 ac Treed lot extending up from the road - ideal site for walk-out basement home or rancher. Quiet street close to 108 Golf Course & trails. Services available. *Darrel Warman*
- MLS# N236387 \$28,000 6050 Easzee Dr.**  
0.78 ac Ideal building lot w/ gradual climb off the road - suitable lot for a garage. Greenbelt behind & to one side. Golf course just minutes away with 108 Lake. *Darrel Warman*
- MLS# N241058 \$25,000 Lot 11 Telqua Dr.** NEW  
0.90 ac Perfect location to build your dream home. Close to golf course & all the amenities offered at the 108. This lightly treed property is an excellent building site. *Karen Friess*
- MLS# N239437 \$37,500 Lot 113 Gloinnzun Cr.**  
0.91 ac Pipeline to one side on a quiet street. Level, lightly-treed building lot. Put in your septic, hook up to the community water system, hydro, natural gas & tele. *Debbie Popadinac*
- MLS# N221941 \$69,000 Lot 12, Lakes Rd.**  
1.02 ac Cleared acreage parcel in desirable Lakes/Tatton Rds Subdivision. Great views. Access to community pastures for riding and boarding, indoor arena close by, equestrian ranchettes area. *Darrel Warman*
- MLS# N235506 \$69,000 Lot 78 Block Dr.**  
1.10 ac Rare find! Over 1 acre vacant lot on Block Drive with view of the valley. Well treed property. Excellent building lot with a gentle slope. Try your offer. *Debbie Popadinac*
- MLS# N235753 \$74,900 4895 Kitwanga Dr.**  
1.23 ac Large corner lot. Driveway & gate are in. Treed, level & easy-to-develop property. Picnic table, fire pit, old camper (of little value) & outhouse are included. *Robert Young*

### 100 Mile House

100 Mile House is situated on Hwy 97, BC's main arterial route north and south. It lies northeast of Vancouver and south of Prince George. It is 458 km, or a 5 hour drive from Vancouver, and approximately 385 km, or a 4 hour drive from Abbotsford. 100 Mile House is the primary service centre for the South Cariboo offering all amenities to approximately 22,000 residents.

#### RURAL

- MLS# N226171 \$29,000 Birchwood Rd. (within 5km)**  
1.7 ac Treed lot - to be sold in conjunction with home - See MLS# N226169 - \$259,000. Second lot provides privacy buffer. Room for horses. *Darrel Warman*
- MLS# N240126 \$59,900 Lot 6 Barnett Rd.**  
10 ac Located on no thru road only 7km south of 100 Mile House. Future home site or Hobby ranch? Crown Land behind. Good mix of trees. *Brad Potter*
- MLS# N236475 - \$89,000 - Lot 11 Evergreen Dr.**  
10.10 ac Treed parcel south of 100 Mile House. Lots of building sites whether you want to use it as recr. property or to build your dream home on. *Pat Ford/Karen Friess*

### Lac la Hache / Timothy Lake Area

Lac la Hache is approximately 23.5 kms north of 100 Mile House approximately a 20 minute drive. The community of Lac la Hache stretches out along an impressive lake of the same name. Lac la Hache is also home to the Mt. Timothy Ski Hill, one of the last publicly-owned ski hills in the province.

- MLS# N229724 \$84,500 5473 Timothy Lk Rd.**  
9.91 ac Sunny acreage w/ water rights on Timothy Creek, min. to desirable Timothy Lk and Timothy Mtn Ski Lodge. Ideal location for home or rec. use. *Darrel Warman*



## RESIDENTIAL LOTS & ACREAGE

### Bridge Lake / Sheridan Lake / Lac des Roches Area

Fishing in the South Cariboo is fantastic! There are literally thousands of lakes, ponds and rivers in the area. The lakes in the Bridge Lake/Sheridan Lake/Lac des Roches area, also known as Interlakes area, are situated among the best of them. There is a 130 mile extensive multi-use trail system ideal for snowmobiling, hiking, cross country skiing, ATVing, biking and snowshoeing.

- MLS# N235196** \$53,900 **Lot 28 Boulbee Rd.**  
0.34 ac. Beautiful view lot at Lac Des Roches! Nicely treed lot. Great building site for your new home or dream cottage. Septic permit in place. *Klaus Vogel*
- MLS# N235779** \$49,900 **Lot 3 Boulbee Rd.**  
0.35 ac. Great views of Lac Des Roches from south facing building lot. Natural building site for your home or recreational cottage. Public access to lake across the road. *Debbie Popadinac*
- MLS# N234715** \$82,500 **7472 Roe Lake Cres.**  
1.09 ac. Fabulous recr. site or spot for your dream home. Serviced w/ 200 amp power, approved septic system, drilled well & partially-insulated storage building. *Robert Young*
- MLS# N235422** \$99,000 **7285 Nath Rd.**  
1.19 ac. Level corner lot & within walking distance to Sheridan Lake. Serviced w/ hydro 200 amp. Cleared camping spot. Incl. a 1995 33 1/2 ft Hitchhiker 5th Wheel. *Louise Cleverley*
- MLS# N214956** \$69,500 **Lot 1, Hwy 24**  
8.674 ac. Access off of Hwy. 24, near Lac des Roches, power and phone at road. Crown land all along back of property. *Robert Young*
- MLS# N226127** \$79,900 **Lot 11, Cottage Lane**  
9.88 ac. Rural acreage overlooking the most photographed lake in the Cariboo. Southern exposure with uninterrupted view of Lac des Roches. *Brad Potter*
- MLS# N206119** \$69,000 **Lot 3, High Country Rd.**  
9.98 ac. Overlooks large meadow, close to Bridge Lk amenities, power/ phone at road side. *Klaus Vogel*
- MLS# N238143** \$74,000 **Lot 1 Grossett Rd.**  
9.983 ac. Nice building or recr. lot close to Bridge Lk & other recr. lakes. Good location amidst great hunting country. Adjacent Lot 3 for sale as well. See MLS N238145. *Klaus Vogel*
- MLS# N238145** \$69,000 **Lot 3 Grossett Rd.**  
10.227 ac. Nice building or recr. lot close to Bridge Lk & other recr. lakes. Open fields & view of distant hills. Adjacent Lot 1 for sale as well. See MLS N238143. *Klaus Vogel*
- MLS# N200997** \$98,900 **Lot 27, Cottage Lane**  
12.57 ac. View of Lac des Roches and Mtns. Many bldg sites. Crown land beyond and access to lake. *Brad Potter*
- MLS# N234761** \$95,000 **Lot 5 Larson Rd.**  
13.59 ac. Right across from Sheridan Lk. Level property w/ driveway to back. Lake access is a min. walk away. Property backs onto Crown Land & snowmobile trail system. *Brad Potter*

### Forest Grove / Canim Lake / Mahood Lake Area

Forest Grove is a small community located approximately 20 minutes northeast of 100 Mile House a gateway to Ruth, Canim and Mahood Lakes. Canim Lake is approximately 36 km, or a 35-40 minutes drive from 100 Mile House. At 37 km long, Canim Lake is the largest lake in the South Cariboo and cruising in a canoe, or any other kind of boat, is a great way to explore its shorelines.

- MLS# N229603** \$22,000 **3420 Canim-Hendrix Lk Rd.**  
1.06 ac. A skip to Canim Lk. Zoned C-1. Set up your commercial business for tourism traffic right here. Uses incl. recr. cabin or RV site. *Darrel Warman*
- MLS# N239905** \$19,900 **Lot 6 Candle Dr.**  
0.48 ac. Thinking recreation or permanent home? Very affordable property lots of trees for privacy. Don't miss out, not much on the market for this price. *Pat Ford*
- MLS# N228686** \$19,000 **Lot 7, Candle Dr.**  
.49 ac. Lot ideal as a get-away or home. Walking distance to Hawkins Lk. Close to Canim Lk and Ruth Lk. Area serviced by hydro, phone. *Klaus Vogel*
- MLS# N233131** \$39,000 **Lot 14 Highview Rd.**  
5.11 ac. Over 5 acres to enjoy your privacy. High side of the road, irregular shape, some fencing. Road is in w/ a very nice view down valley. Power in front of property. *Barb Monical*
- MLS# N235378** \$45,000 **Lot 1 Harriman Rd.**  
1.13 ac. View lot of Canim Lake off Canim Lake Road. Level, nicely treed & access to the lake directly across the road. Ideal spot for a homesite or just recreational. - *Brad Potter*

### 70 Mile House / Green Lake / Watch Lake Area / Clinton

70 Mile House is located about 50 kms, or a 25 minutes drive, south of 100 Mile House at the junction of the Green Lake Road and Hwy 97. This community provides basic services to the residents of Green Lake, Watch Lake and adjacent area. This is a large recreational area due to the proximity of the lakes in the area, and attracts those who enjoy fishing, camping, boating, ATVing, snowmobiling and other outdoor activities. Green Lake has 5 Provincial Park sites.

- MLS# N239743** \$30,000 **1616 Tingley St.**  
**KAD#124883** .255 ac. Nice lot with good views of Clinton Valley. All amenities at the lot line. Modular homes are permitted. *Dawn Layden*
- MLS# N239741** \$30,000 **1612 Tingley St.**  
**KAD#124882** .255 ac. Nice lot with good views of Clinton Valley. All amenities at the lot line. Modular homes are permitted. *Dawn Layden*
- MLS# N231870** \$24,900 **6280 Moose Point Dr.** **REDUCED!**  
0.66 ac. Rec. property at Watch Lk. Across from public access to great fishing Lk. Set up for RV unit. Electric is in, 2 RV plugs plus 4 reg. Shed for storage and privacy. *Karen Friess*
- MLS# N232825** \$40,000 **2396 Maple Dr.**  
1.88 ac. Just off Hwy 97 at 70 Mile House. Close to the new 70 Mile Convenience Store, gas station & Post Office. Short drive to Green Lake & backs onto Crown Land. *Karen Friess*



# RESIDENTIAL LOTS & ACREAGE OVER \$100,000



## LARGE ACREAGE

Over 110 ac of treed property located close to Hoover Bay on the North side of Canim Lake. The property borders Crown land on 1 side and is located amidst great fishing and hunting country.

*Canim Lake. Klaus Vogel*

**\$99,000**

**MLS# N211090**



## OUTSTANDING 13 AC VIEW PARCEL

Outstanding acreage in Lone Butte. Check out this 13 ac view parcel. Mostly level and treed with open building sites offering a great view of the "Butte". A newly built driveway meandering to this nice property. A decorative rail fence and total privacy add an extra touch. Hydro in and natural gas nearby.

*Lone Butte. Martin Scherrer*

**\$99,900**

**MLS# N224365**



## POPULAR RANCHETTES LOT

.81 ac lot located just outside 100 Mile House near Horse Lake. Located at the end of a quiet cul de sac. Excellent well in place, in addition to power/plugs and panel and a new engineered septic system. Site prepared for your RV for while you build. Horse Lake access just minutes away or shopping within 10 minutes from town.

*Horse Lake. Robert Young*

**\$110,000**

**MLS# N227258**



## LARGE SERVICED LOT AT DEKA

Meticulously groomed, flat & level, lightly treed lot on a quiet street at popular Deka Lake of over 1/2 acre in size. New drilled well w/ 30 gpm at time of drilling! New fully insulated "storage building" c/w 100 amp service, concrete floor, well, pressure tank & water supply, sat. TV & internet. Attached 26'x38' shelter c/w metal roof, large enough to protect full size RV and a couple of cars. Gravel driveway & parking area. Lot next door available as well under separate mls number. Great start to building your dream home or as a recreational base.

*Deka Lake. Robert Young*

**\$112,000**

**MLS N240634**

**TARGET  
MARKETING  
TO 10,000  
CUSTOMERS**



## PRIVATE, SOUTHERN EXPOSED ACREAGE

Nicely treed and level 9.99 acres near the famous Fawn Lake if fishing is your forte. Driveway is in to a large cleared building site that provides total privacy with southern exposure for all day sun. Located only 10 minutes from the Interlakes Service Centre on Hwy 24 and approx. 25 minutes from 100 Mile House as well as being centrally located amongst dozens of recreational lakes in the area. Come to the Cariboo, buy land and build your dream home away from all the hustle and bustle of the city life.

*Fawn Lake. Louise Cleverley*

**\$116,900**

**MLS# N237753**



## 1+ KM OFF GRID ACREAGE, WITH GRAZING RIGHTS AND ACCESS TO RIDING TRAILS

Just 20 min. from 100 Mile House, Private 63 ac parcel is ideally situated for anyone looking to enjoy the pristine back country of the South Cariboo. Approx. half the land is productive hayfields. Rest of land has been selectively logged, leaving a small island cluster of trees for privacy. Ideal acreage to support 30+ head of cattle. Access to crown lands and miles of recreational trails right from the property. Wildlife roaming all around you. Various selective buildings sites. Perfect spot to just park your RV and dry camp.

*Lone Butte. Darrel Warman*

**\$119,900**

**MLS# N223403**



## FABULOUS BRIDGE LAKE VIEW

2.71 level acres with fabulous view of Bridge Lake. Treed on both sides providing privacy from the neighbours, southern exposure for all day sun, access off of North Bridge Lake Road or Viewland Road. Located in an area of nice homes and within walking distance to a public access to this beautiful lake, which boasts 27 islands, great fishing, swimming and all your favourite water sports. Excellent property to create a recreational get-away or build your permanent home in this much sought after area of the South Cariboo.

*Bridge Lake. Louise Cleverley*

**\$120,000**

**MLS# N235414**



## PRIVATE ACREAGE NEAR DEKA LAKE

Total privacy is what you get with this 20.66 acre property, yet you are still close to the Interlakes Service Centre on Hwy 24 for all amenities. Gravel driveway to be completed into a cleared building site with southern exposure overlooking your acreage which also backs on to Crown Land. Deka Creek flows through this property coming in on the North Boundary then flows across the South Boundary. Deka Lake is only minutes away for all your recreational needs, including a massive trail system for year round enjoyment. Adjacent 45.47 acre parcel also available MLS #N238099.

*Deka Lake. Louise Cleverley*

**\$121,000**

**MLS# N238101**



## POSSIBLE SUBDIVISION POTENTIAL

10 ac with a lovely view of Lac la Hache Lake. Great lake for year round water sports. Fully fenced and x-fenced with gate. 200 amp power. N/G at road. Property used as recreation for many years. Travel trailer included. Public access and boat launch close by. Area of nice homes. Possible subdivision potential.

*Lac la Hache. Barb Monical*

**\$124,750**

**MLS# N216607**



## ACRE LAC DES ROCHES VIEW

Located just down the street from lake access this 2 ac property is a great opportunity to have property at one of the most photographed lakes in the province. Power has been brought to the property and included in this price is a 2004 24ft Coachman Travel Trailer you could stay in while you build your recreational cabin or retirement home.

*Lac des Roches. Robert Young*

**\$128,000**

**MLS# N221680**



## 5 AC NEAR BRIDGE LAKE ACCESS

GREAT VIEWS and almost 5 ac of elevated land within a minute walk to lake access. Located near end of quiet no thru road - Greenall Road, you will find all the privacy you could want. Well treed property with driveway in with your choice of several locations for building your recreational getaway or dream home. This property has been reduced making it a great deal for views and close access to one of the areas premier lakes!

*Bridge Lake. Robert Young*

**\$134,000**

**MLS# N219741**



## PRIVATE ACREAGE CLOSE TO BRIDGE LAKE

10-acre parcel close to Bridge Lake in a quiet, private setting. Year-round access. Driveway is in and cleared. Building site in addition to 200-amp service on the property. There are also a storage shed and outhouse on the property. Heavily-treed, great site to head out on your snowmobiles or quads (or bring your horse!). Excellent hunting and fishing area. Make your deal today and start having fun in the Interlakes Region of the South Cariboo.

*Bridge Lake. Robert Young*

**\$139,000**

**MLS# N238070**



## ACREAGE WITH VIEWS OF BRIDGE LAKE

Heavily-treed 11.9 acres with wonderful views of Bridge Lake and distant mountains. Driveway is in place and leads to a cleared building site with older cabin and storage shed, both of little or no value. Hydro and phone is at the road. Situated close to public access to the lake, and a short drive to paved Hwy 24 (the fishing highway). Property borders Crown land for plenty of privacy. Perfect recreational base or to build your dream home on. Come and check it out today.

*Bridge Lake. Robert Young*

**\$149,000**

**MLS# N236441**



## PRIVATE LARGE ACREAGE

Total privacy is what you get with this 45.47 acre property, still close to the Interlakes Service Centre on Hwy 24 for all amenities. Gravel driveway to be completed into a cleared building site offering Southern exposure overlooking your very own pond which the locals call Heron Pond. This large acreage also backs on to Crown Land. Access is via registered easement through neighbouring 20.66 acre property which is also available - MLS #N238101. Deka Lake is only minutes away for all your recreational needs, including a massive trail system for year round enjoyment.

*Deka Lake. Louise Cleverley*

**\$149,600**

**MLS# N238099**



## 160 ACRES!

If remote off grid beautiful acreage is what you're looking for, then this is it. Property is near Sharpe Lake, which is just past Eagan Lake. Land is fairly level with two older cabins. Take a walk on this 160 acres and you will fall in love with it.

*Sharpe Lake. Pat Ford*

**\$149,900**

**MLS# N229392**



## ACREAGE WITH LAKE VIEW

5.4 acres on Hwy. 24 directly across from a public access to Lac des Roches with a fabulous view of the lake & Crown Land all around. Driveway in to the cleared bldg. site, hydro w/400 amp service underground & phone service underground going into the mechanical bldg., drainage lines in place for the bldg site. 3/4 fenced, totally private from the road & neighboring properties & backs onto Crown Land. Southern exposure for all day sun. One hour and 20 min. to Kamloops & 40 min. to 100 Mile House, can't ask for a better location.

*Lac des Roches. Louise Cleverley*

**\$149,000**

**MLS# N236446**



## SUB-DIVIDABLE 7+ ACRES

One of the last 7+ acre parcels remaining in the Municipality of Clinton. Municipal water, sewer, power and natural gas at the lot line. Good access, sub-dividable and not in the ALR.

*Clinton. Dawn Layden*

**\$180,000**

**MLS# N239744/KAD# 124884**



## LAKE VIEW 8.6 ACRES

Beautiful 8.6 ac in the gated community of Rainbow Estates. Meadows and treed areas on this lot with many choice building sites. Power and phone are available. This lot gives you access to Rainbow lake and Lac de Roches as well as Crown land accessing the areas extensive trail plan. This is a great spot for those that love the great outdoors.

*Lac des Roches. Robert Young*

**\$169,900**

**MLS# N227178**



## ACREAGE - GREAT HWY FRONTAGE

Very rare find! Approx. 152 acres property with about 800 meters of Hwy 24 frontage. Mostly open pasture land could be hay fields bordering Crown Land on the entire south side giving access to miles of trails on the Sheridan Lake trails. Year round dug out provides ample drinking water for livestock and wildlife. Corral system for livestock handling in place. Many great building sites. Priced to sell! Subject to completion of subdivision.

*Sheridan Lake. Martin Scherrer*

**\$229,000**

**MLS# N235463**

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# COMMERCIAL RESORTS & BUSINESSES



### SUCCESSFUL AUTOMOTIVE REPAIR BUSINESS

Extremely successful and popular automotive repair business in 100 Mile House is being offered for sale at an excellent price. Serving the area since 1985. Excellent lease terms and an extensive list of equipment included. (Conservative equipment replacement value of \$64,000!) Some employees could stay if new owner wishes. Call today for private viewing and further details.

100 Mile House. Robert Young  
\$79,000

MLS# N4506970



### HISTORIC ROADHOUSE

Super business opportunity, for a great family business. High exposure on Hwy 97 just south of 100 Mile and close to Green Lake. Log building and property used to operate as the Historic 83 Roadhouse that also included a store and gas pumps. All fixtures still in place for a 60 seat restaurant, or would make a great place to open for any business opportunity, with great wide open exposure. Also included is a 2 bdrm residence with an addition. Lots of room on this 2 ac property for expansion — call for showings.

83 Mile House. Brad Potter  
\$135,000

MLS# N4504135



### BUSINESS OPPORTUNITY

Ideal business opportunity right at the gateway to the popular Green Lake recreational area at 70 Mile House. Solidly built 20 year old structure with 1760 sf 2 bdrm suite above a former 50 seat restaurant. Most equipment is included to re-open popular spot right on the highway or come up with your own ideas. New General Store being built across the street and the famous Dusty Rose Pub is right next door. Currently being used as a craft store outlet.

70 Mile House. Brad Potter  
\$139,000

MLS# N4504164



### MULTI PURPOSE BUILDING ON ACREAGE

2 ac industrial zoned property in the 93 Mile Industrial Park. Access and visible from busy Hwy 97 and only 5 minutes South of 100 Mile House. The 60x68 multi-purpose timber frame building offers a variety of commercial uses. Open design, office space and lots of covered as well large flat useable land. Property is partially fenced, has hydro, well and septic and year round maintained paved road.

100 Mile House. Martin Scherrer  
\$159,000

MLS# N4506234



### BUILDING & LAND – DOWNTOWN CLINTON

Great highway exposure in historic downtown Clinton. Plenty of parking, good access to this country style building, currently operated as a gift and craft shop. Western style facade, nice sized lot. Contract currently in place for courier services which can be applied for. Sale is for land and building only. Included in sale is the satellite Clinton sign, and some shelving in the store.

Clinton. Dawn Layden

\$189,000 MLS# N4507025/KADREA# 124641



### EL CABALLO RESTAURANT – HIGHWAY EXPOSURE!!

Well established restaurant business in the 100 Mile House area. Approx. 80 seats inside plus 780 sq.ft. patio in 5,000 plus square feet building. Operating since 2002 with German and Mexican food being served. Fully licensed. This is a great opportunity to continue and expand an already existing and well known restaurant business! Highway exposure! Additional commercial uses under the present zoning are, hotel, motel, convenience store, liquor store, neighbourhood public house, vehicle fuel station, sales and service of vehicles, farm vehicle and equipment sales, just to mention a few.

100 Mile House. Robert Young

\$225,000

MLS# N4505698



### GOOD REVENUE & HWY EXPOSURE

Great investment opportunity in Clinton BC. Successful antique and flea market plus Greyhound and Sears Outlet. Building has 3552 sf on main and 1370 sf storage space on top. There is also a 768 sf wired shop. Many options for purchasing and some creative financing available on owner's approval. This is the busiest place in town and brings in good revenue.

Clinton. Dawn Layden

\$237,000 MLS# N4506835/KADREA#122889

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## INTERLAKES SERVICE CENTRE STRATA LOTS



Located in the heart of the Interior at Sheridan Lake on the world famous "Fishing Highway 24."

Commercial opportunities can be found in the heart of British Columbia's freshwater fishing paradise on Hwy 24 giving access to over 100 Lakes. Interlakes Service Centre is a unique strata complex in this major tourism area where you could have your business as well as your own residence or managers living quarters all under the same roof. This is an affordable way to have a new life style away from the noise and crime of urban

centres. Power, water and sewer have already been brought to each lot.

Whether you choose log or frame construction there is a design criteria in a western theme, with local zoning allowing for many commercial uses still needed in our area. Give us a call to discuss your ideas, and we'll help make your dreams of rural living for you and your family come true.

Join our current Businesses:

- Rona Building Supplies / Re/Max Country Lakes Realty / Landquest Realty /
- Wildmans Outdoor Store / Wildmans Family Dining and Lounge / Interlakes Mini Storage /
- Interlakes Car Wash / South Cariboo Sand and Gravel / Levick Gravel Service /
- Herbs Auto Repair / Country Peddler Giftware / Fit 4 You Gym /
- V Squared Small Engine Repair / The Boulevard Cafe / Massage Therapy

MLS# N4504656 - SL 27 LEVICK CR - ZONING M1-3 \$64,900

MLS# N4504653 - SL 28 LEVICK CR - ZONING M1-3 \$59,900

MLS# N4504652 - SL 29 LEVICK CR - ZONING M1-3 \$54,900

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# COMMERCIAL RESORTS & BUSINESSES



**HOME W/ BUSINESS POTENTIAL – HWY 97 EXPOSURE**

Nice 3 bedroom, 5 bath family home in Lac la Hache with over 3400 sq ft of living space. Nice location amidst great fishing and hunting country and skiing area close by. Lots of potential with this place. Zoning allows for home based business with great Hwy 97 exposure.

Lac la Hache. Klaus Vogel

\$289,000

MLS# N4506693



**FAMILY RESTAURANT – LAND, BUILDING AND BUSINESS**

Established restaurant in family friendly 100 Mile House, BC offering European & Canadian food plus catering services for up to 100 people. The same owners since 1995 "Happy Landing Restaurant" has a great Hwy 97 exposure, the large level lot has ample parking & is potentially sub-dividable. Walking distance from this 90 seat licensed restaurant to several motels & other amenities. Many local, loyal clients & the chosen restaurant for the Rotary Club for 15 years. Very functional layout & ready to go to a new entrepreneur as everything, land, building & business is included in this offering. Definitely worth a look!

100 Mile House. Martin Scherrer

\$349,000

MLS# N4506576



**INTERLAKES CAR WASH/BISTRO**

Great Mom and Pop or family operation. Live and work in the sunny Cariboo! Well established 2 bay car wash with 32 seat licensed Restaurant. Modern, comfortable 2 bedroom apartment. Call Martin Scherrer for details!

Sheridan Lake. Martin Scherrer

\$419,000

MLS# MS-9109



**WATERFRONT, DIRECT HWY EXPOSURE – MOTEL W/RV SITES**

Waterfront 11 unit motel with 4 RV sites located in the town of Lac la Hache. Motel had a new roof in 2007. Residence had a new roof in approximately 2005. New doors and windows in 2000. This is a perfect family run business with 3 bedroom living quarters. Heated with natural gas water boiler. Picnic tables, fire pits and a one piece dock near the water's edge. Lac la Hache is a very popular year-round recreation lake. Located on Highway 97 for great exposure. Must have an appointment with a realtor to view.

Lac la Hache. Pat Ford

\$599,000

MLS# N4506833



**BUSINESS & LAND W/ LIVING QUARTERS – HIGHWAY EXPOSURE**

Well established restaurant in the 100 Mile House area. Approx. 80 seats inside plus 780 sq ft patio and attached 4 bedroom, 2 bath living quarters in 5,000 plus square feet building. Operating since 2002 with German and Mexican food being served. Fully licensed. Great opportunity! Additional commercial uses under the present zoning are, hotel, motel, convenience store, liquor store, neighbourhood public house, vehicle fuel station, sales and service of vehicles, farm vehicle and equipment sales, just to mention a few.

100 Mile House. Robert Young

\$745,000

MLS# N4505965



**INCREDIBLE VALUE!**

Incredible value! 37 acres park like waterfront Estate property on pristine, emerald green Ruth Lake. Package includes the modern main residence w/ 5 bdrms & a double car garage, 3 self-contained 3 bdrm cabins, sauna house, green house, horse barn plus the charming 3600 sq ft lodge w/ restaurant/bar at the water's edge. Currently operated as B&B but could be a full blown campground/resort w/ dual zoning permitted a variety of uses. Almost 3000 feet of south facing shore line on this great fishing/recr. lake only 20 min. to 100 Mile House. Great opportunity!

Ruth Lake. Martin Scherrer

\$998,000

MLS# N233692



**HENLEY LAKE WATERFRONT**

Great value for this perfect "ready to go" guest ranch set up! Majestic quality log lodge, separate 4-bdrm duplex, 6-bdrm guest house fully equipped plus cute honeymoon log cabin hidden in the woods. Old charm barn with tackroom, 5-bay garage, workshop, riding arena/round pen. Sunny Henley Lake waterfront acreage. Located in the heart of the busy Interlakes tourist region and only minutes off Highway 24. 10 acre commercially zoned property bordering Crown land on 2 sides, giving access to endless trails. An additional 80 acre pasture also available.

Henley Lake. Martin Scherrer

\$999,000

MLS# N212311



**GUEST RANCH - OPPORTUNITIES GALORE**

Double T Guest Ranch. This historic ranch offers 143 ac of deeded land, a 5 bdrm home, 12 rustic cabins which can accommodate 70+ guests, numerous outbuildings and a beautiful setting with pristine waterfront on Burns Lake. The ranch is located amidst great fishing and hunting country and borders Crown land as well as another small lake. A range permit and grazing lease are also available. Lots of opportunities with this ranch, like family business, company retreat or group investment. Nearby 160 ac parcel with 100 ac in hay also available combined with the ranch.

Bridge Lake. Klaus Vogel

\$1,200,000

MLS# N4504703



**CANIM LAKE WATERFRONT RESORT/CAMPGROUND**

South Cariboo's most attractive resort/campground! Awesome 7.4 ac waterfront property on majestic Canim Lake. Top quality buildings and infrastructure including spacious full bsmt log home with office, several self-contained cabins and a modern 8-plex condominium. Approximately 30 RV sites along the 650 feet of sandy shoreline and amongst big fir trees. Barn and pasture for potential horseback riding option. Room to expand. Truly a great opportunity for an enthusiastic entrepreneur. Same owner for over 30 years!

Canim Lake. Martin Scherrer

\$1,399,000

MLS# N4506240



**LAC DES ROCHEES RESORT**

Full service year-round resort/restaurant on approx. 38 ac on one of the most photographed lakes in BC along "The Fishing Highway." Only 5.5 hrs from Vancouver and just 1.5 hrs north of Kamloops. 12 modern units. Fantastic views from the fully licensed dining room and 3 level deck at the log lodge. Paved to driveway, access by car or float plane. Property backs onto Crown land. Room for expansion, only a few of the 38 acres developed. Mayfly hatch. View virtual tour - www.fishbob.ca

Lac Des Roches. Robert Young

\$2,300,000

MLS# N4506891



**COMMERCIAL CANIM LAKE WATERFRONT ACREAGE, BUILD YOUR DREAM LIFESTYLE HERE!**

Beautiful Canim Lake just 30 min. east of 100 Mile House on one of the largest and most desired lakes in the South Cariboo. Being sold as vendors personal residence along w/ all commercial buildings and land. 25 acres on two sides of the road w/ approx. 12 ac on the waterfront. Large log recreational lodge, log cabins, RV sites, hot tub, media rm, playground and numerous outbuildings. Canim Lake is great for fishing, swimming, water sports and of course there is lots of potential for your new and exciting tourism ideas! A four season property. Call today for all details. Also on MLS# N230893.

Canim Lake. Darrel Warman

\$2,700,000

MLS# N230893/N4506390



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# FEATURED HOMES



## GREAT PRICE DEKA WATERFRONT

First time on the market and priced right! This 2 bdrm home of 2,500 sf has plenty of room for all those summertime get-togethers. Semi open concept, so you can still be able to participate with your guests while making dinner. Large main floor laundry room. Drilled well. Over 600 sf of covered decking. Loft above attached garage and second detached garage. 12x20 firewood lean-to. Wood/elec. furnace and woodstove in living room. Breezeway between house and garage.

Deka Lake. Robert Young  
**\$319,000**      **MLS# N224834**



## SPACIOUS 4 BDRM IN TOWN HOME

Almost new 4 bedroom, 2 full bath, full basement home in town. The main floor features an open floor plan, vaulted ceiling, and quality finishings. The kitchen has maple cabinets, a silestone island and French doors from the dining room to the back deck. Bright and spacious living room with hardwood floors. 3 bedrooms up (each with its own walk-in closet) and the master features a 5-pc ensuite. Lower level is partly finished with 4th bedroom and a family room with the balance to be finished as you wish.

100 Mile House. Debbie Popadinac  
**\$329,900**      **MLS# N239991**



## RARE LEVEL SHERIDAN LAKE WATERFRONT

Rare...a vacant waterfront lot of 3/4 of an acre on popular Sheridan Lake. Property is well treed and level. A clean slate, ready for you to develop as you like. Recreational or retirement, camp or build a cottage, swim or fish????...all up to you on one of BC's most popular recreational trophy rainbow lakes. Power and phone on fully maintained road.

Sheridan Lake. Brad Potter  
**\$238,800**      **MLS# N239366**



## WATCH LAKE WATERFRONT

Crazy about fishing! Don't let this one get away. You'll love this 2 bedroom rancher located on Watch Lake waterfront. There is a guest cabin for your company and a workshop/garage for the handy man. Cabin stove also included. New septic installed in 2012, also pump & pressure tank in 2011. Quick possession. Move in and go fishing. Best of two worlds. Fish on your lake and go play on Green Lake. Listed \$77,000 below tax assessed value.

Watch Lake. Karen Friess  
**\$221,000**      **MLS# N225840**



## CONSIDER IT NEW AND UNDER \$300,000

You can move into a home just like new. 3 bedrooms, 2 baths on main with level entry. Hardi board siding, bay window and engineered hardwood floors. Brand new appliances, quick hot water, freshly painted, two natural gas freestanding fireplaces. Completely finished basement with a separate entrance & mini kitchenette. Double garage and services for your RV and room to build a shop if desired. Only four minutes to town and on almost an acre.

103 Mile House. Barb Monical  
**\$298,500**      **MLS# N238003**



## LAC LA HACHE WATERFRONT HOME

Absolutely stunning upgrades. Lac la Hache waterfront 4 bedroom home on 0.42 of an acre. Manicured lawn with concrete walk ways and paving stone patio overlooking the lake. Bright kitchen with Oak cabinets and Coran countertops. High efficiency furnace and electric heated floor in entry and basement bathroom floor. Here it is - 24 x 26 garage wired and natural gas radiant heat with 10' door. Plus a 20 x 24 level entry workshop. This is a must see!

Lac la Hache. Pat Ford  
**\$419,000**      **MLS# N235733**



## LOG HOME IN PRIME LOCATION

Beautiful hand-crafted log rancher on 29.3 ac and approx. 1400' of waterfront on Irish Lake, one of the best fishing lakes in the Cariboo. The home features 2258 sq ft of quality living space and includes 4 bdrms, large living and family room and a nice ensuite with jetted bath tub. There is also a second residence of 840 sq ft which is currently rented out. Outbuildings consist of 2 shops, barn, 2 guest cabins and a 1 bay garage. Treed pastures which are fenced and x-fenced and includes corrals ready for your animals.

Lone Butte. Klaus Vogel  
**\$799,000**      **MLS# N219324**



## SET UP FOR HORSES!

Get back to the country and simple life! Comfy home, barns, 4 stalls, hay shed, 50x50 round pen, year round creek. All set up for horses. Best priced acreage in the area! Chasm. Dawn Layden

**\$165,000**      **MLS N240606**  
**KADREA# 125440**



## UNIQUE!

Contemporary living in this 5 bed/3 bath family home on sprawling 4.5 acres near town. Southern exposure, lots of windows & vaulted ceilings give the home a bright & cheery atmosphere. Master suite w/ huge walk-in closet, double sinks, jetted tub, built-in dressers & patio door to balcony/deck. Kids will love this place! Mom will like the modern kitchen w/ almost new appliances, while dad can appreciate a large hobby room & double car garage. Separate suite for in-laws or mortgage helper. Level park-like property can accommodate a horse or two. Horse Lake. Martin Scherrer

**\$409,900**      **MLS# N236072**



## RANCHER NEAR DEKA LAKE

Looking for a rancher close to a lake, well here it is. This home was substantially re-built in 2010 by a Certified Contractor & Engineer. Open floor plan, 2 bdrms, 2 bathrooms incl. 3 piece ensuite, both featuring claw foot tubs, kitchen w/eating bar, cherry wood custom built cabinets w/lighting & all new appliance at time of re-build. Indestructible Drop n' Dun flooring throughout, Blaze King Princess Airtight in living room area, French doors off eating area to the large sundeck & private back yard. Garage w/ concrete floor, hydro & heated w/attached workshop. Deka Lake, Louise Cleverley

**\$229,900**      **MLS# N240785**

## 100 MILE HOUSE OFFICE

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## INTERLAKES OFFICE

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