

RE/MAX[®]

COUNTRY LAKES REALTY

VOLUME 14 | ISSUE 2

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COMPLIMENTS OF:



RANCH 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.



NEW

\$349,900

Clinton, Dawn Layden
MLS# N233059/KADREA #120451

OPEN FLOOR PLAN HOME ON ACREAGE

Immaculate home on 10 acres close to Bridge Lake & many other rec. lakes. Nice open floor plan w/ over 1500 sq.ft. of quality living space. The home features hardwood & ceramic tile flooring, birch country kitchen w/island, master bdrm on main with ensuite, 1 bdrm up & spacious loft area w/ room for another bdrm. The 26x32 attached wired & heated 2 bay shop/garage is a dream for the handyman. Outbuildings incl. 12x42 woodshed, 22x30 separate 2 bay wired garage, 12x16 storage shed & 8x12 greenhouse. Easy access to 53" high crawl space w/ built in coldroom.



NEW

\$359,000

Bridge Lake, Klaus Vogel
MLS# N233278

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.



\$360,000

108 Mile Ranch, Louise Cleverley
MLS# N226826

PRIVATE SERPINA LAKE DREAM HOME & PROPERTY

Impressive Cariboo dream property! This great package will satisfy the most discriminating buyer. 3,000 sq ft, 3 bedroom, 3 car garage executive style home on sprawling park like 11 acres waterfront on Serpina Lake. Property is fenced & cross-fenced & adjacent to Crown Land. The bright, open design takes advantage of the sunny southern exposure. Enjoy the lake views from the large covered sundeck & the balcony off the master bedroom.



NEW

\$649,000

Serpina Lake, Martin Scherrer
MLS# N233246

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. set up for horses, 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.



NEW

\$496,000

Canim Lake, Darrel Warman
MLS# N232556

UPDATED & VERY PRIVATE 4 BDRM HOME

Waiting for you! Unique, two storey log & frame home has plenty of space for everyone. Huge master suite with ensuite, walk-in closet and balcony. The kitchen is brightened by a skylight and oak cabinetry, glass door to patio for outdoor entertainment. You can curl up by the wood stove in the living room. Many new updates in this very private, 4 bedroom home on 0.99 of an acre.



NEW

\$249,000

108 Mile Ranch, Barb Monical
MLS# N233273



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NEW

ACREAGE, GRAVEL PIT, SHOP ETC.

Lots of potential on this 160 acres of hayfields, 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
\$989,000

MLS# N232582



NEW

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
\$644,900

MLS# LC-9178



NEW

TOP OF THE LINE EXECUTIVE STYLE HOME

Sought after location with pride of quality, contractor's own home. Modern & top of the line theme throughout this bright & spacious 108 Mile Ranch executive style home. Large entrance foyer greets you & opens up to the living area & a wall of windows facing the Eastern skyline & views of 108 Golf course, chefs kitchen w/ oversized island, Corian countertops & a dining rm to host the entire family. Master suite is on the main level for convenient & easy living. Ensuite has double soaker tub to unwind. Lower walk-out basement level hosts 3 generous sized bdrms, 2 w/ ensuites & spacious walk-in closets & a central media room.

108 Mile Ranch, Martin Scherrer
\$549,000

MLS# N233214



NEW

HANDCRAFTED WEST COAST STYLE HOME

West Coast fusion - a combination of log, post and beam and stucco creating a unique and exciting design. This home has been lovingly handcrafted by the owners, taking exceptional care to create a warm and inviting atmosphere. Located on 4.99 ac just minutes from 100 Mile House. The open concept is bright and spacious featuring 9' ceilings and log purlins. The gourmet kitchen has lots of built-ins and quartz counter tops. The master bdrm features double glass doors to the adjoining 5 pc ensuite. This is a truly a one of a kind home.

Horse Lake, Diane Cober

\$479,900

MLS# N225298



NEW

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, horsey 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 sun-decks 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

\$425,000

MLS# N232899



LOTS OF SPACE AND PRIVACY

Own 137 sprawling acres, nice pasture land and forested areas, adjacent to Crown land trails, close to Montana Lake in the beautiful South Cariboo. Spectacular valley views from the large deck of the custom designed two level full bsmt 5,200 sf home/lodge with beautiful commercial kitchen. Separate heritage log cabin plus four add'l self contained quality built 22 x 18 log guest cabins. Used to be run as Montana Hill Guest Ranch in the past. Owner would also consider a trade. Attractively priced at below assessed value.

Montana Lake, Martin Scherrer

\$865,000

MLS# N218221



MAGNIFICENT LOG HOME W/VIEW

Magnificent 2750 sf log rancher with spectacular views of Bridge Lake and waterfront access! Professionally built, modern amenities with geothermal in floor heating throughout, vaulted ceilings on main, half-bath, bright and airy hexagon shaped living room with unobstructed lake views, two-sided rock fireplace, spacious gourmet kitchen with all new appliances. Master-bdrm facing the lake, deluxe en-suite. Fully finished walk-out bsmt with lake views, offers a studio-sized bdrm w/fireplace, 4pc bath, sauna, d/garage. New 16x30 shop. Adjacent lot also for sale.

Bridge Lake, Martin Scherrer

\$499,900

MLS# N223360



NEW

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. set up for horses, 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.

Canim Lake, Darrel Warman

\$496,000

MLS# N232556



IMMACULATE HOME - 2 MASTER BEDROOMS!

Immaculate family home on a beautiful view lot. The home features over 3,000 sq ft of living space and has quality finishing thru out, from the hardwood and ceramic flooring to the new stainless appliances. There are 2 master bedrooms, one on the main and one up, each with a full ensuite suitable for guests or a nanny. The living room has a forced air wood burning FP and there is a natural gas FP in the family room. The property is landscaped, has a 24x24 wired and heated shop. See LB for feature sheet.

108 Mile Ranch, Diane Cober

\$469,900

MLS# N225788



SPACIOUS FAMILY HOME - IN-LAW SUITE POTENTIAL

1994 owner built & cared for with pride, 4 bdrms, 3 bathroom home nestled on 2.27 spacious acres in desirable Imperial Ranchettes, Horse Lake area. Bright well designed kitchen has a N/G stove, also built in wall oven & large island making it ideal for those large family gatherings. Main floor has laundry, master bdrm, ensuite & cozy living room w/ fireplace. Wrap around deck on 3 sides of the house, taking in some warm southern exposure. Fire pit & picnic area fit right into the outdoor lifestyles. Bring the big-boy toys because there are miles of trails right out the backyard! Unfinished basement has roughed in plumbing opening up great possibilities for developing a B&B or in-law suite.

Horse Lake, Darrel Warman

\$415,000

MLS# N232786



ULTIMATE S. CARIBOO GENTLEMAN RANCH

Over 3400 sq. ft. country style home with peaceful, private, serene setting. Almost 100 ac, sprawling estate overlooks Bridge Creek and cultivated hayfields, fully fenced and x-fenced. Enjoy the early sunrise and beautiful colourful sunsets. No expense spared in design and finishing this exquisite home. Bright open living rm w/ rock fireplace, spacious office and formal dining rm, also w/ FP. Dream gourmet kitchen, commercial grade stove and appliances. Spacious master bdrm w/ a luxurious ensuite. Fully finished upstairs, large guest bdrm, 4 pc bathroom, library w/ FP, plus 2 large rec rms. Fully wired and heated workshop for handyman.

Sheridan Lake, Martin Scherrer

\$679,000

MLS# N230927



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

\$579,000

MLS# N231699/KADREA# 119295



NEW

LAKE VIEW CUSTOM BUILT HOME

Lake view living at it's finest. This custom built 2 yr old home has an unobstructed view of Timothy Lake, and is just a stones throw from Mt. Timothy. Built with quality throughout, this home features 5 bedrooms, (4 up and 1 down) a large country kitchen and adjoining dining room and living room. The covered verandas extend on 3 sides, the yard is fenced and there are numerous outbuildings including heated "man cave". This home is a pleasure to show so call now for an appt. to view.

Timothy Lake, Diane Cober

\$485,000

MLS# N233319



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



NEW

SPACIOUS, QUALITY FINISHED 5 BDRM HOME IN TOWN

Deluxe full basement rancher located in the Aspen Ridge, one of the newer developments in 100 Mile House. 1900 sq. ft. up and down, featuring an open concept, vaulted ceilings, spacious rooms and quality finishing throughout. Gourmet kitchen has a large island and pantry. The living room has a cozy fireplace and French doors to the deck. Master bedroom has a walk-in closet and a 4 pce ensuite. Lots of room to roam in this finished home.

100 Mile House, Diane Cober

\$399,900

MLS# N233236

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ROOM FOR FAMILY AND HOME BASED BUSINESS

Lots of room here for the family and a home based business too. The spacious foyer welcomes you to this 4 bedroom, 3 bath home. The upper level features an oak kitchen and eating area, formal dining room and a cozy living room. The master bedroom is its own sanctuary with room for king size furniture, it has a 4 pc ensuite and lots of closet space. The lower level has a great family room for all those get-togethers. The home is heated by an outdoor furnace which also heats the garage and the shop. The lot next door is also available.

108 Mile Ranch, Diane Cober

\$340,000

MLS# N229562



BEAUTIFUL LOG RANCHER W/RIVER ROCK FIREPLACE AND PRIVATE BACK YARD

Beautiful rancher style log home with full bsmt, tucked at the end of a quiet cul-de-sac, on .69 ac backing on to the greenbelt at 108 Mile Ranch. Refinished golden tone logs in and out. With earthy rock skirting. Lovely gardens, with fish pond, level yard front and back with large dble carport and paved drive. You won't find a more cozy and polished log home on the 108. School bus and community transit 1 block. Vaulted ceilings, rock fireplace, covered deck off the master/sliding doors to new hot tub. SEE VIRTUAL TOUR AT WWW.DARRELWARMAN.CA!

108 Mile Ranch, Darrel Warman

\$329,000

MLS# N228263



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

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FANTASTIC VIEWS OF LAC DES ROCHES & 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, Bl 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# N232708



ROOM FOR BIG FAMILY GATHERINGS, KITCHEN CABINETS GALORE!

Meticulous, impeccable 4 bdrm/3 bathroom home on spacious 0.93 acres w/ green space on two sides for additional privacy. NEW TRANE hi-efficiency furnace, 2011 roof, washer and dryer in 2013. Walking, biking and snowmobiling trails out gate, spacious fenced yard for kids or dogs. Warm maple kitchen cabinets w/ pantry and new laminate flooring. N/Gas fireplace in living and family rooms Attached work shop, spacious ensuite and fully finished basement. Parlor style doors to upper deck and patio. Detached storage shed. A true pleasure to show! SEE VIRTUAL TOUR AT WWW.DARRELWARMAN.CA!

108 Mile Ranch, Darrel Warman

\$312,500

MLS# N226455



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

\$299,000

MLS# N229761



LAKEVIEW HOME ON CUL-DE-SAC

View home on 1 acre with access to the 108 Lake. This 4 bedroom home is situated on a small cul-de-sac and has a view of the lake. This home has had recent updates including a new kitchen, new hardwood flooring, new bath tub, tile floors, reverse osmosis and a new high efficiency furnace. The main floor has windows across the back looking over the lake and access to the solarium. 2 bedrooms up, 2 down and a small den. Not much to do here except move in.

108 Mile Ranch, Diane Cober

\$299,900

MLS# N230121



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

\$299,900

MLS# N224680



HOME AND MASSIVE AUTOBODY SHOP ON 13 BEAUTIFUL ACRES

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 tool. 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.

Lone Butte, Darrel Warman

\$294,000

MLS# N232636



SPACIOUS RANCHER W/SHOP

Perfect retirement home. Rancher with all living on main, finished bsmt with games room and could be easily converted to in-law suite. Set on just under 1.75 ac across from a public access to Sheridan Lk. Nicely maintained yard with shop, storage sheds and greenhouse. Outside Hausa wood burning boiler for radiant heating in bsmt floor and hot water. Electric forced air for back up. Newly built but no GST.

Sheridan Lake, Brad Potter

\$290,000

MLS# N226452



SPACIOUS 4 BDRM FAMILY HOME

Well maintained family home at the 108 Mile Ranch. Home is situated on 0.76 acres and backs onto the 108 Greenbelt and miles of trails. The home is fully finished up and down. 2 bedrooms and a den on the main and 2 bedrooms down. Spacious family room in the walk out basement with access to the fenced and landscaped backyard, deck and hot tub. All this within walking distance of the school and shopping.

108 Mile Ranch, Diane Cober

\$289,900

MLS# N233314



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

\$298,000

MLS# N210870



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

\$285,000

MLS# N228746



LARGE FAMILY HOME WITH VIEW OF LAKE

Large family home with large bedroom and 3 bathrooms. Large newly renovated mudroom in basement. Walking distance to the lake and a view from the deck. Shop is insulated, heated, wired and cement floor. Spider hoist and 800 lb. air tank. Landscaped yard with a gazebo, garden and root cellar. Lots of room for all your toys on this one acre parcel. Located between Lac La Hache and Williams Lake. Priced below assessment, quick possession possible. Call for a viewing.

Lac La Hache, Patricia Ford

\$269,900

MLS# N230312



174 ACRE OLD HOMESTEAD

Get out of the city – Get back to nature. 174 acre old homestead with original barn, log home and log guest cabin – all usable and partially restored. Modular home overlooks the homestead and meadows, Graham and Hooligan Creeks originate on this property. Off the grid with Lister 7.5 kw Gen. Set. Solar system needs repairs. Fantastic spring fed well with newer pump. Hay production, fenced and cross fenced with paddocks for your horses. Midway between 70 Mile House and Bridge Lake gives you hunting and fishing and service centers close by. Do you have the pioneer spirit? Land and buildings only.

Bridge Lake, Brad Potter

\$268,800

MLS# N229403

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WELL KEPT RANCHER WITH LAKE VIEW!

Shows like new, this 3 bdrm, 2 bathroom rancher on 1.06 level acres with a view of Horse Lake and a creek with waterfall on the west boundary. Kitchen has pine cabinets and breakfast nook, great room features a natural gas fireplace and glass sliders to large sundeck overlooking the back yard, master bdrm w/walk-in closet and 4 piece ensuite w/jetted tub. Double attached garage, separate workshop, fenced back yard bordering park land. Near elem. school and 10 min. to 100 Mile House. Excellent retirement or family home in a great neighborhood.

Horse Lake, Louise Cleverley

\$269,900

MLS# N232089



NEW

4 BDRM HOME W/ATTACHED WORKSHOP

Lots of well maint. '94 home on 0.66 ac. for this price! Quiet road min. from the Walker Valley Ducks Unlimited ponds for great walking & biking trails. Lovely 4 bdrm/3 bath rancher w/ fully finished walk-out basement. New hi-efficiency N/G furnace 2013. Large naturally landscaped fenced lot, storage shed & room in the backyard for your RV or boat storage. All your living on the main floor w/ large laundry room, large master & ensuite. Warm oak cabinets, pantry & extra cabinet features make this an ideal couples or family home. Basement could be an in-law suite with little effort. School & transit bus close by. Large vinyl covered deck for southern exposure w/ roll out awnings. Backyard has dog kennel.

108 Mile Ranch, Darrel Warman

\$265,000

MLS# N232922



13+ AC LONE BUTTE

3 bdrm, 1 bath bungalow complimented by a 3500 sf barn with 220 power. There is also a greenhouse, garden 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

\$249,000

MLS# N218876



GREAT SUNNY LOCATION

Great location for this 3 bdrm, 2 bath, full bsmt home. Open concept living, dining, kitchen areas. Bright and spacious with 2 Bdrms up and laundry conveniently located on this level. bsmt area almost complete with family room, Bdrm and 3 pc. bath. Sliding glass doors from the dining room to sundeck, fenced backyard and playground. Paved drive to attached single garage and RV parking area.

108 Mile Ranch, Debbie Popadinac

\$249,000

MLS# N226741



NEW

PANABODE HOME ON ACREAGE

Bright 2 bdrm. & den, 2 bath D-log home w/ full walkout basement on 8.6 acres located just off the Fishing Hwy 24 west of Lac Des Roches. Each bdrm has an adjoining sunroom to enjoy your view of the forest & pond located on Crown land that runs the entire back of the property, accessing miles of trails. Covered wrap deck accessible from ground level or via the double set of sliding doors off the living room, the perfect spot for looking out over your acreage. The land is a mixture of meadows & forest making for a great property to bring your horses. This location seems to draw an abundance of wildlife & has a sunny south/south westerly exposure.

Lac Des Roches, Louise Cleverley

\$239,900

MLS# N233269



NEW

UPDATED LAKEVIEW HOME

Lakeview home at the 108 Mile Ranch. This has been recently updated, including a brand new kitchen featuring granite countertops, stainless appliances, new flooring and fresh paint. The master bdrm has a walk-in closet, a nat.gas free standing stove and a deluxe 4 pc ensuite. Great views of the lake from most rooms on the main floor. The lower level has 2 bdrm heated tile flooring in the entrance and a 3rd bath making this an ideal for the in-laws. Lots of parking in the double garage and the large carport. New roof in 2009.

108 Mile Ranch, Diane Cober

\$269,900

MLS# N233183



LOTS OF SHOP, OPEN FLOOR PLAN KITCHEN, BIG FAMILY ROOM, PACKAGE PRICE WITH SECOND LOT

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 included at a package price.

100 Mile House, Darrel Warman

\$259,000

MLS# N226169



4 BDRM HOME W/LARGE SHOP

Family home located on a quiet cul-de-sac in the 108 Ranch. 2 bdrms up each w/ their own ensuite & 2 bedrooms down. Kitchen features oak cabinets & includes all the appliances & there is access to the sundeck from the dining room. The lower level has a spacious family room & a laundry area. Property is 0.73 AC & is fully fenced. Large detached shop (24x28) has 220V wiring, electric heat & is plumbed for N/Gas. The roof now has new 30 yr shingles & the gutters will be installed soon. All this in an awesome neighbourhood. Quick possession.

108 Mile Ranch, Diane Cober/Karen Friess

\$249,900

MLS# N228248



REDUCED!

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



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



NEW

BRIGHT, OPEN CONCEPT, FULL BASEMENT RANCHER

Immaculate and nicely updated full basement rancher located close to all 100 Mile amenities. 3 bedrooms, 2 baths on main floor. Open concept design light and bright. Large rec. and family room, hobby room plus additional bathroom in the bright walk-out basement. Great westerly view from the large sundeck with gazebo and natural gas barbeque. Adjacent to ranch land. Private backyard with separate storage/ greenhouse/ workshop. Double carport. Attractive curb appeal!

100 Mile House, Martin Scherrer

\$269,000

MLS# N232849



NEW

IDEAL FAMILY HOME, FENCED BACKYARD

Modern and bright, this three bdrm/3 bath home is an ideal family home. Three bdrms up, laundry/boot room and good sized open floor plan on the main. Master bdrm has 4 piece ensuite w/ large walk-in closet. Fenced area in the backyard for the kids or pets, garden boxes and spacious patio for hot tub. Wide driveway accommodates tandem and RV parking. 60 gallon hot water tank approx. 2 years old, dishwasher just 4 years old, underground dog fencing, school bus out front, full basement ready for your own ideas and finishing. Bright white cabinets, laminate flooring throughout and up to date colour scheme makes this home very appealing.

108 Mile Ranch, Darrel Warman

\$255,000

MLS# N232665



NEW

UPDATED & VERY PRIVATE 4 BDRM HOME

Waiting for you! Unique, two storey log & frame home has plenty of space for everyone. Huge master suite with ensuite, walk-in closet and balcony. The kitchen is brightened by a skylight and oak cabinetry, glass door to patio for outdoor entertainment. You can curl up by the wood stove in the living room. Many new updates in this very private, 4 bedroom home on 0.99 of an acre.

108 Mile Ranch, Barb Monical

\$249,000

MLS# N233273



REDUCED!

BRIDGE LAKE VIEW NEAR ACCESS

Located across from a Bridge Lake access this 3 bedroom, 2 bath home will give you all the benefits of waterfront living without the higher taxes. This well cared for property has a well manicured park like yard of over 2 acres, so plenty of room for all those yard activities you may want to enjoy. Expansive deck for taking in those great views of the lake. This property is reasonably priced and would make a great retirement home or vacation getaway property. Appliances included.

Bridge Lake, Robert Young

\$229,000

MLS# N228878



GREAT VIEWS OF TIMOTHY LAKE

Delightful 3 bdrm home overlooking Timothy Lake. Exterior of home has cedar board and batten and shingles, new well in 2009 and a wood electric furnace. Completely finished up and down ready for you to move in. Property is fenced, and there are over 800 sq ft of new decks. Great view of Timothy Lk and close to Timothy Mtn for skiing and snowboarding. Boat access close by. Year round or enjoy as a rec. retreat.

Timothy Lake, Diane Cober

\$229,900

MLS# N225415



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 Peter D. Messner: pmessner@messnerkenney.ca • Julian T.W. Kenney: jkenney@messnerkenney.ca
 Heidi M. Zetzche: heidiz@messnerkenney.ca • Jaimie Kidston: jkidston@messnerkenney.ca
 • Kenneth D. Smith: ksmith@messnerkenney.ca

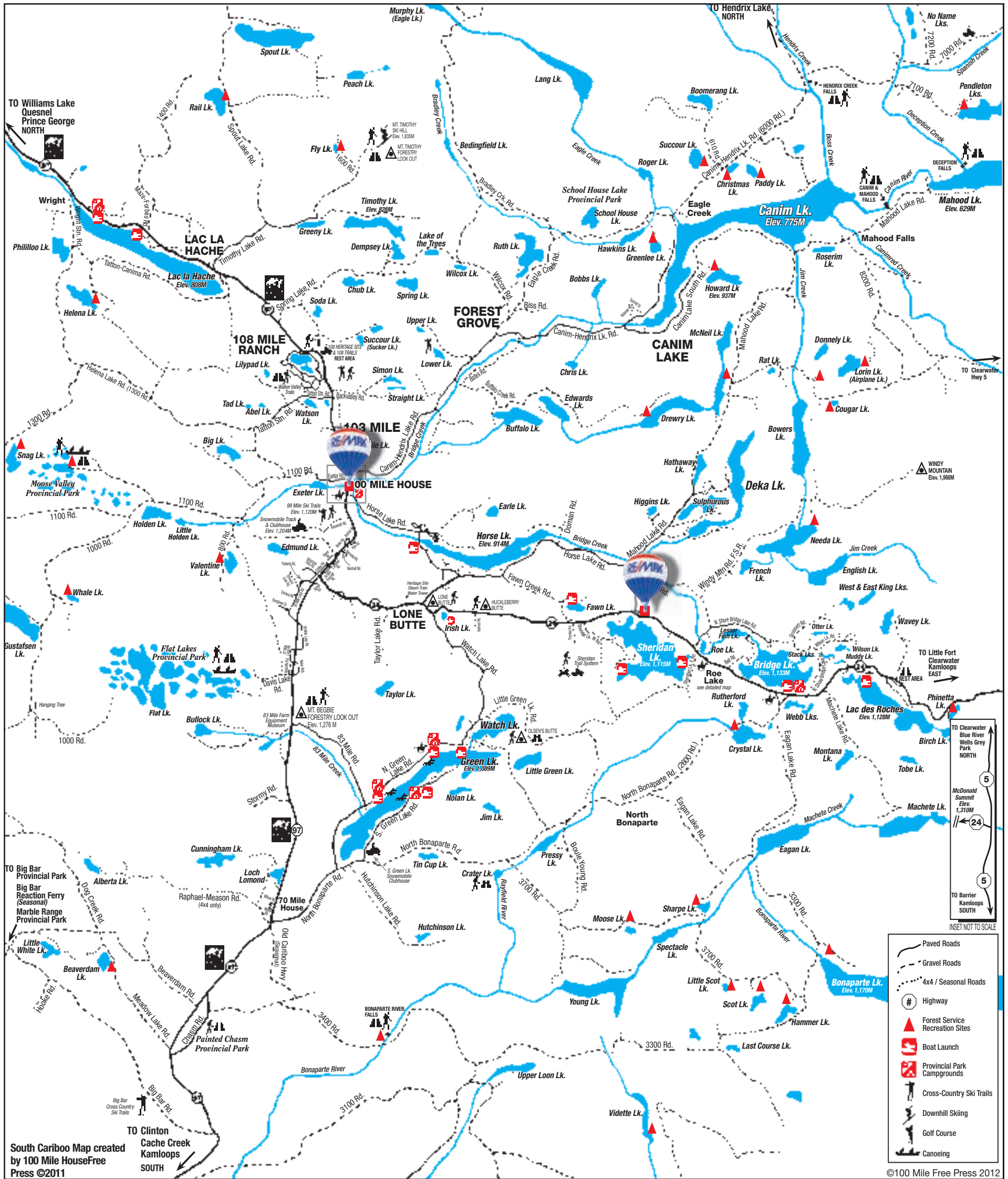
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SOUTH CARIBOO MAP

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South Cariboo Map created by 100 Mile HouseFree Press ©2011

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RESIDENTIAL HOMES & CABINS



ROOMY, UPDATED FAMILY HOME

Take the time to have a look at this charming home! This is a very comfortable family home on 3 floors & 0.56 acres. Fenced backyard includes tree fort, fire pit area, storage shed, wood shed & log picnic table. Nicely updated windows, laminate flooring, tile in bathrooms (and both entrances), exterior door updated, low flow toilets & some fixtures, dishwasher new, cedar decking, some light fixtures & freshly painted. The basement family room has bar fridge, built in bar & microwave. Laundry doubles w/utilities & toilet. Oak hardwood in kitchen & eating area. Decks off upper floor bedrooms & kitchen. Great backyard for any family w/ greenbelt for walking & biking trails across the back.

108 Mile Ranch, Darrel Warman
\$224,900 **MLS# N232956**



GENEROUS SIZE HOME ON ACREAGE

Very well maintained home situated on over 2 acres just 10 minutes from 100 Mile House. Large country style kitchen with a large dining room makes this home perfect for a large family or entertaining. Nice sized living room with vaulted ceiling along with family room in the basement. Separate shop/double garage, carport and paved driveway. Peek-a-boo view of lake. Don't pass this one up!

Horse Lake, Dawn Layden
\$214,900 **MLS# N232092**



COMFORTABLE & AFFORDABLE LOG RANCHER

Lovely affordable log rancher, comfortable size for couple or small family w/ a list of updates over the last few years: new septic system, hot water tank, 200 amp panel, new well pump & pressure tank, water filtration system, new roofs, improved insulation, decks, logs refinished & chinked inside, thermo windows, natural gas fireplace, baseboard heaters & light fixtures. Warm oak kitchen cabinets, hardwood floors & bathroom fixtures also new. The list goes on! Just 12 min. from 100 Mile House with school bus close by. Level yard, paved driveway & large outbuilding. Room for RV parking. All the work is done, just move in and enjoy!

Forest Grove, Darrel Warman
\$189,000 **MLS# N233270**



BRIGHT AND SPACIOUS HOME

Move right into this immaculate 3 bedroom home. Freshly painted throughout with new carpets and flooring. Bright and spacious floor plan with sliding glass doors to the new deck and private, level backyard. Double carport with storage shed. Small workshop at the back of the property. New roof on home in 2011. Priced to sell fast. Quick possession.

108 Mile Ranch, Debbie Popadinac
\$179,900 **MLS# N230153**



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 getaway. Call for a viewing today.

Deka Lake, Robert Young
\$155,000 **MLS# N233253**



OPEN FLOOR PLAN RANCHER

Immaculate home on 1.06 acres within walking distance to Sheridan Lake public access. Open floor plan with cherry wood kitchen cabinets, 2 bedrooms plus den, nice master bedroom with 4pc ensuite and another 3pc bathroom. Nicely landscaped, totally fenced lot with 8x12 & 10x16 cedar storage sheds and 8x10 garden/wood shed. Outside water hydrant, RV electrical service and RV sani dump. Located amidst great fishing and hunting country with miles of trails close by for year-round enjoyment.

Sheridan Lake, Klaus Vogel
\$220,000 **MLS# N233151**



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, Patricia Ford
\$209,900 **MLS# N233229**



IMMACULATE NEWER HOME

Prime location for this immaculate home set up on a nice landscaped lot ready for immediate possession. This 2 bdrm home would suit the retired or a young couple. Bright and spacious throughout w/ a lovely master, full ensuite and walk-in closet. Another full bath w/ a smaller bdrm, open floor plan kitchen w/ pantry and dining area w/ lots of space for entertaining. Cozy living room w/ elec. fireplace. Custom built decks across the front and side, ideal for summer bbq's. Must be seen to be appreciated.

108 Mile Ranch, Debbie Popadinac
\$185,000 **MLS# N228711**



VIEWS OF HAWKINS LAKE

This year-round home is located just across the street from beautiful Hawkins Lake. Open floor plan w/ 2 bdrms on the main floor, the kitchen has all new appliances, an over-sized pantry w/ lots of storage & a large sunroom w/ views of the lake. It's almost like having lake front property. The main floor has a fresh coat of paint. The lower level is partially finished & has plenty of space for 2 more bdrms & a family room. There is also a large root cellar. Outside there is a storage shed & a woodshed. Hawkins Lake is quiet and peaceful & Canim Lake is just a short drive away. Live here all year round or enjoy as a recreational getaway for the family.

Hawkins Lake, Diane Cober
\$177,900 **MLS# N229356**



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



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**



RANCHER IN TOWN W/LARGE SHOP

Enjoy all the conveniences of living on one level in this 1500 sq ft manufactured home. Located within walking distance of all amenities and close to the hospital. The spacious kitchen features a large island, lots of cabinets and an adjacent dining area. The master bedroom has its own 4 pc ensuite and a walk-in closet. There are decks front and back. The property is level and there is a large shop 16x36 and a portable garage.

100 Mile House, Diane Cober
\$199,900 **MLS# N232934**



MANY UPDATES, IDEAL STARTER HOME, 4 BDRM/2 BATH RIGHT IN TOWN

Great home w/ all the upgrades that one would like to see: hot water tank 2009, furnace 2004, new roof in 2007, thermal windows in 2000, laminate flooring, floating tile floors and freshly painted. The bsmt w/ some finishing could have 2 add'l bdrms, family room, workshop. It is for the visionary! Well constructed, nicely maintained, double carport, private back yard and sundeck, fully fenced front and back. Very efficient to heat. Third bdrm on the main easily done, it has been opened up to incorporate into a larger Master bdrm. On bus route, walking distance to all services.

100 Mile House, Darrel Warman
\$182,500 **MLS# N229173**



PRIVATE, UPDATED HOME WITH VIEW OF LAKE

Looking for a small acreage with a view of Bridge Lake that also offers privacy, here it is. 5 level and nicely treed acres located close to public access to Lake. The 2 bdrm manufactured home w/ addition gives you 1,452 sf of living space, open floor plan, great for entertaining. Cozy family room with CSA approved airtight. Recent updates since 2010 include drywall, flooring, most windows, forced air furnace and vinyl siding for low maint. Southern exp. and lots of large windows to let the sunshine in.

Bridge Lake, Louise Cleverley
\$169,000 **MLS# N224622**



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.

Bridge Lake, Robert Young
\$149,000 **MLS# N232471**



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 accessed via a back lane.

Clinton, Dawn Layden
\$215,000 **MLS# N230796/KADREA#118697**



CUSTOM CABIN FOR ALL SEASONS

Deluxe cabin just a short walk to Timothy Lake and the boat launch. Custom built with quality finishing throughout. This cabin features a vaulted pine ceiling, tile and old growth fir flooring. Open floor plan and lots of south facing window. French doors lead to the covered deck overlooking the fenced backyard. Includes stainless steel appliances. Mt. Timothy is close by skiing and snowmobiling. This is truly an all season getaway.

Timothy Lake, Diane Cober
\$199,900 **MLS# N233076**



PRIVATE HOME ON LARGE ACREAGE

11.4 acres of privacy. Two bedrooms on the upper level. Covered wrap around deck makes for cozy outside living. Recent extra large shop built without permits plus additional outbuildings. Call for more info.

Lone Butte, Barb Monical
\$180,000 **MLS# N230258**



1,400 SF SHOP

This extensively updated 3 Bdrm home is every man's dream with the 1,400 sf heated, insulated and wired shop. The lady of the house will also be happy with the large inviting open concept kitchen/dining/living areas of the home. Included in this sale is a 22x24 ft boat/RV shelter and it is only a 3 minute walk to the public boat launch at Deka Lake. This great price includes lots of extra, so be sure to call.

Deka Lake, Robert Young
\$162,500 **MLS# N227547**



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**

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SPACIOUS CORNER STRATA LOT – 2 BEDROOM/2 BATH, W/GARAGE

Large corner bungalow unit in 55+ complex. Open concept with laminate flooring. This unit has 2 bdrm and 2 bathrooms. Wide doors for wheelchair access. Enjoy the large, private garden and patio. Strata fee covers grass cutting and driveway snow removal, building insurance and maintenance. Well maintained unit with storage area in garage. Large foyer with lots of closets. Kitchen has warm oak cabinets, large window and sliding patio doors to the deck. Bright skylight in main bathroom. Pets allowed up to 12 inches.

100 Mile House. Darrel Warman

\$144,900 **MLS# N222899**



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 pets 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

\$135,000 **MLS# N232013**



ADULT COMPLEX, 2 BDRM TOWN HOME

Conveniently located end unit w/ attached garage, 2 bdrm/1-4 pc bathroom bungalow style town house in 100 Mile House. Quiet adult complex of 19 units, club house for gatherings, pets permitted w/ approval, transit bus stop on the street out front. Minutes to shopping, services, Dr.'s and hospital care. Decent sized bdrms, laundry in bathroom closet tucked away to allow for more living space. Insulated single car garage and room for work bench or additional storage. Lawns cut, snow removal and building insurance included in the monthly strata fee. Central location!

100 Mile House, Darrel Warman

\$125,000 **MLS# N232533**



AFFORDABLE RECREATION CABIN

Perfect recreational cabin at Deka Lake. This 736 sf 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

\$99,900 **MLS# N224214**



ATTENTION ALL HUNTERS AND FISHERMEN!

Hunters, fishermen and those wanting a cozy little full serviced cabin less than 8 min. east of 100 Mile House. Vendor built w/ septic, 200' drilled well, electric wall mount heaters, 12'x12' shop, green house and rabbit barn. Main floor has kitchen, eating area, 3 piece bathroom and living room. Upper loft area used as bdrm, cement foundation forms 6' crawl that houses the laundry room, pressure tank, hot water tank and storage area. Vinyl sided, thermal windows w/ metal roof. This makes a very comfortable year round or seasonal home on 0.36 cleared acres.

100 Mile House – Rural, Darrel Warman

\$88,500 **MLS# N232584**



UPDATED 2 BDRM TOWNHOME – 55+ COMPLEX, PETS ON APPROVAL

Many quality updates to this 2 bdrm, single garage town home unit in 55+ complex in 100 Mile House. Birch hardwood flooring, air conditioning, new dishwasher and microwave, updated doors, new H/W tank, new kitchen flooring and cabinet hardware. New high profile toilet, plumbing fixtures and lighting. Inside unit for added heating efficiency. Move in and enjoy the laid back lifestyle of a retirement complex. Greenhouse and small garden for those with a green thumb. All the cozy comforts in just the right size townhome for one or two people.

100 Mile House. Darrel Warman

\$139,900 **MLS# N231755**



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. Patricia Ford

\$139,000 **MLS# N223720**



PARK LIKE ACREAGE

2.11 ac centrally located in the much sought after Interlakes area of the South Cariboo. This park like property has the driveway in to a cleared and level bldg site, drilled well with tons of water, 2 yard hydrants, hydro w/200 amp service underground to bldg site and a storage shed on the property w/hydro. Minutes away from dozens of great fishing lakes and direct access to the massive trail system this area offers. Bring your bldg plans and you're ready to go, or just camp on the property and enjoy the great outdoors.

Sheridan Lake. Louise Cleverley

\$119,000 **MLS# N22684**



2 LAND TITLES INCLUDED!

Perfect Cariboo get-away for those hot summer days or use as your home base while here in the fall trying to get that elusive moose or deer this area is plentiful of. Cozy log cabin, open floor plan, wood heat and covered deck out front. Two lots totalling 1.10 acre adjacent to Government Parkland with a walking trail to a great swimming area just minutes away. Small view of the lake from this private setting, plus a good public access close by to launch your boat and spend the day fishing.

Deka Lake. Louise Cleverley

\$89,000 **MLS# N229351**



11+ ACRES, ROOM TO DEVELOP YOUR HOBBY FARM OR KEEP AS RECREATIONAL GET-AWAY

Nice mix of trees and cleared property, with some fencing around this 11 acres parcel with older mobile home. This would make for ideal recreational spot with lots of room for the kids to dirt bike, ATV, use snowmobiles or pastures some horses for recreational riding. Mt. Timothy is just a short 40 minute drive with a few dozen runs, day lodge and snow board park. With a little TLC, you can have your very own get-away or hunter and fisherman's retreat. Mobile provides a solid dry roof over head, yet still feels like you are camping!

Lac La Hache. Darrel Warman

\$79,900 **MLS# N230603**



COZY AND PRIVATE 108 HOME

Cute and very cozy Panabode perfect for a starter or retirement home. Workshop/carport and woodshed. Very private corner lot. Property is over an acre and mostly fenced. Within walking distance to elementary school, store and church. Quick possession is possible. Call for a viewing.

108 Mile Ranch. Patricia Ford

\$124,000 **MLS# N232325**



REDUCED!

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

\$121,000 **MLS# N231227**



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**



ADULT TOWNHOME – VERY AFFORDABLE!

Best priced unit currently listed in this quiet adult complex of 19 units. This immaculate 2 bdrm, 1 bathroom bungalow style townhouse is in ready to move in condition. The reasonable asking price along with a low monthly strata fee (including lawn cut, snow removal and building insurance) makes this a very affordable retirement place. Enjoy the 450 sq. ft. fenced backyard w/ a nice westerly view. Clubhouse for gatherings, pets permitted with approval and and only min. to all amenities. Transit bus just across the street out front. Priced below assessed value!

100 Mile House, Martin Scherrer

\$109,900 **MLS# N232715**



AFFORDABLE RECREATIONAL CABIN IN DEKA LAKE

2 bedroom cabin just up from popular Deka Lake and at the end of the sub-division with access to Crown land and trails galore! 10' x 16' toy shop. Level, cleared lot with page wire perimeter fencing for your dog. Phone, power but outhouse for your facilities.

Deka Lake. Brad Potter

\$74,900 **MLS# N230236**

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RESIDENTIAL HOMES & CABINS



NEW

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, Patricia Ford
\$75,000

MLS# N233256



INEXPENSIVE GETAWAY AT DEKA!

This would certainly beat camping and could be enjoyed as your year round Deka Lake retreat. Some of the wiring and drywall has been started but needs you to finish Hydro and phone at the road. Owner says let's see an offer! Located in a quiet area off the main streets, yet convenient to lake access and major trail system.

Deka Lake, Robert Young
\$54,900

MLS# N224663



NEW

PRICED BELOW ASSESSED VALUE!

Nicely treed 11 acre property with 3 level home in lock up stage. Hydro and well hooked up, several outbuildings include small barn, chicken coop and storage shed. Close to Sheridan/ Bridge Lake and all amenities at Interlakes corner. Price well below assessed value and vendor motivated!

Roe Lake, Klaus Vogel
\$127,500

MLS# N233512



NEW

RANCHER W/ PRIVATE SETTING, FENCED BACK YARD, LARGE DECK & OUTBUILDING

Cozy 1995, 3 bdrm/2 bathroom rancher in desirable 108 Mile Ranch. Very well maintained, w/ a new roof and back deck in 2011, updated flooring & fixtures in 2007, re-defined landscaping & a fenced backyard. Large storage shed for firewood, lawn & garden tools etc. Centrally located on community bus route to 100 Mile House. Heating options are great: natural gas, forced air furnace, N/G rock fireplace in the living room or free standing wood airtight. Home sits back from the road for privacy. Enjoy BBQs on the spacious back deck. Insulated garage. Bright freshly painted kitchen cabinets with upper glass doors. Perfect size for a couple & ideal price for a family starter home.

108 Mile Ranch, Darrel Warman
\$259,500

MLS# N233429



SPACIOUS HOME W/PARK LIKE BACKYARD

Beautiful corner lot with contemporary style home. Spacious rooms with a vaulted ceiling in the entrance & living room. Sunken dining room with a bright kitchen, separate eating area & family room. Sliding glass doors to private park like backyard. Master bedroom plus 2 more bedrooms & bath up. 4pc ensuite with large closets off the master. Media room, hobby room & 4th bdrm down. Double attached garage. Circular drive with an abundance of trees & garden area. Detached workshop with storage & plenty of room for the RV.

108 Mile Ranch, Debbie Popadinac

\$319,900

MLS# N233460

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AFFORDABLE HOME CLOSE TO TOWN

There is a buyer for every property. This older style mobile & addition w/ 2007 metal roof over it, sits on spacious corner lot at 103 Mile House. Deeded land, fully fenced w/ a gate are all part of the appeal to own & not pay pad rental. 2 bdrm, one - 4 piece bathroom will make someone a cozy home. Natural gas forced air furnace, community water, high speed available & good cell service there now too. On route of the community bus service 3-4 times a day in & out of 100 Mile House. School bus outside the driveway. Enjoy the 103 Lake walking trail close by. Includes washer/dryer/fridge/stove. With some TLC, this could be your very own "home sweet home". Well below assessed value.

103 Mile House, Darrel Warman
\$59,000

MLS# N232952



REDUCED!

AFFORDABLE HOME W/VIEW OF LAKE!

You can see Timothy Lake from the yard. Boat launch located right down the road. This 3 bedroom manufactured home has log additions and is located in a quiet residential area minutes from ski hill as well. Would make a great starter home or recreational get-away. Check it out today. Schedule "A" applies.

Timothy Lake, Robert Young
\$46,900

MLS# N232140



NEW

4 BEDROOM RANCHER W/BASEMENT IN TOWN!

Well maintained, full basement family home with in-law suite. Quiet cul-de-sac, central location overlooking 100 Mile House downtown. Huge covered and partially enclosed sundeck on top of attached double car garage. Separate workshop/greenhouse in the private sunny backyard.

100 Mile House, Martin Scherrer
\$229,000

MLS# N233418

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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 incl 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

\$37,000

MLS# N216640



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



20 AC WITH FLOWING CREEK

Older homestead would make an ideal recreational family gathering spot or hunting retreat. 20 ac surrounded by miles of Crown land in all directions. Weller Creek flows through acreage and was producing hay meadows and is source of running ice cold water to house. Special spot at a very motivated price.

Canim Lake. Brad Potter

\$79,900

MLS# N229157



SPECTACULAR VIEWS OF LAC LA HACHE

What a view, how many mobile home parks offer lake frontage? Kokanee Bay MHP resides on Lac La Hache, just a 20 minute drive north of 100 Mile House. Immaculate 2 bedroom, 2 bathroom home with new laminate flooring, easy access stairs and deck to the lake. Bay window in the living room provides spectacular views of the lake and its activity year round. Storage shed off covered carport. Buyer must be approved by the park management for tenancy. Park rules and regulations will apply. Snow removal, water, septic included in pad rental.

Lac La Hache, Darrel Warman

\$84,000

MLS# N232949



RAIL LAKE RECREATIONAL CABIN

Deeded fee simple waterfront, NOT leasehold. 16x26 recreational cabin on pretty Rail Lake. Ice cold spring fed creek to keep your milk or beer cold. Open interior for you to finish. Act fast on this one - for your kid's sake.

Rail Lake. Brad Potter

\$124,900

MLS# N226338



10 AC ON WEBB LAKE

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. Well treed, great walk down to the lake with room enough to park your canoe.

Bridge Lake. Robert Young

\$139,000

MLS# N198433



RECREATIONAL PROPERTY ON THE CANAL!

Lake access to popular Sheridan Lake from your dock out the canal to those waiting Trophy Rainbow! Power, water and a new septic currently into mobile home but ready for your retirement home. Very affordable.

Sheridan Lake. Brad Potter

\$149,900

MLS# N229129



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 furnishing's included. 8x20 patio, snow roof, covered sidewalk, 8x8 woodshed, 8x16 storage shed, gazebo, dock, power.

Rail Lake, Barb Monical

\$177,000

MLS# N233154



**TARGET
MARKETING
TO 10,000
CUSTOMERS**



COZY CABIN W/BARN - HORSES WELCOME

5.57 great ac on pristine Bridge Creek. This cozy cabin has a woodstove, newer chimney, new flooring, a large bdrm in the loft and a bath with composting toilet. Outbldgs. incl. a new 24 x 32 barn with a concrete floor, one stall, storage room and a large open area for more stalls or storage, woodshed and outhouse. Property is fenced, there is a natural spring on the property and owner states excellent water. Permitted septic on the property but not hooked up. Most furnishings incl.

Sheridan Lake. Louise Cleverley

\$179,000

MLS# N225611



SHERIDAN LAKE WATERFRONT

Level waterfront with trophy rainbow trout at your doorstep. 1.53 ac on the quiet South side of the lake. 100' of clean shoreline dropping to about 20 foot depth makes it nice and warm for swimming, for the ski boat or float around on your tube. Older travel trailer with newer cabin being built around it - then haul it out back for the guests. New, never used engineered septic system designed for a 3 bdrm cottage. Miles of trails on Crown land directly behind this property. Lake water system to storage tower, gen. power or solar and good seasonal access.

Sheridan Lake. Brad Potter

\$179,900

MLS# N224766



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

\$198,800

MLS# N228271



CREEK FRONT CABIN W/HUGE SHOP

Bridge Creek acreage just waiting for you to build your new country home. Living in the 2 bedroom cabin while you build. The cabin has water, hydro and septic connections. The huge shop is 30x30 with 14' doors and there is double garage 20x24 an elevated building site has a view of the Creek below. The property is fenced and cross fenced, there is a tack shed and a chicken coop. All this just a few minutes from 100 Mile House.

Forest Grove, Diane Cober/Karen Friess

\$219,000

MLS# N232980



BUY THIS CABIN AND YOU'LL HAVE WESTERLY VIEWS FROM YOUR DOCK ACROSS DEKA LAKE

Rustic cabin on Deka Lake waterfront with level approach to the lake. Views across the lake to Burgess Rd and the many year round homes in the area. Deka/Interlakes area are well known for the great recreational trail system to many other lakes such as Horse, Bridge, Sheridan and further. Great fishing, water sports and fun can be had by all. 10 minutes down the road to the Interlakes store, shopping, restaurants, LCB outlet and gas station. Quick possession possible.

Deka Lake, Darrel Warman

\$225,000

MLS# N232294



LAC LA HACHE WATERFRONT

Beautiful Lac La Hache lakefront property with all the services. Hooked up to municipal water and sewer. Power and telephone and natural gas all available. This is an ideal property to build a forever home. With your boat in the lake and a view that goes on forever. The Dutchman Classic sleeps 6 comfortably and has 4 piece bath, stove, fridge, microwave and air condition.

Lac La Hache. Barb Monical

\$225,000

MLS# N230679



WATCH LAKE WATERFRONT

Price reduced drastically. Don't miss this opportunity! Full time 2 bedroom waterfront home or for 4 season recreational use. Plus a 16'x20' guest cabin. Double garage with workshop, concrete floor and covered storage for your boat. Cabin fridge and stove also included. New septic installed in 2012, also pump and pressure tank in 2011.

Watch Lake. Karen Friess/Diane Cober

\$249,000

MLS# N225840



CANIM LAKE CABIN AND BUNK HOUSE

Oh so...beautiful Canim Lake waterfront with gorgeous cedar trees. This 2 bdrm cabin is ready for you to holiday. Fully furnished with table, chairs, beds, couch, wood heat or oil filled space heaters. Lake water system, hydro, telephone and extra storage sheds. Bunk house is ready for guests and a huge 16x27 deck at water's edge. Canim Lake is very popular for recreational water sports. Call to view.

Canim Lake. Patricia Ford

\$239,000

MLS# N224693



WATERFRONT - 2 LOTS W/ 2 TITLES!

Affordable waterfront cabin on beautiful Lac Des Roches w/ 208 feet of waterfront! This solid, well built cabin features 2 bdrms on the second floor, eating area & living room on the main floor, a big rec room in the basement for the kids & a large 18x8 sundeck overlooking the lake. This great recreational get away offers a southern exposure & a view over the lake to the crown lands across the lake. This property consists of 2 lots w/ RV parking on 1 lot. The benefits of this property being located on Hwy 24 include superb access all year-round & enhanced security & emergency services. Adjoining lot to the east of the cabin is also available (N224742).

Lac des Roches. Klaus Vogel

\$259,000

MLS# N224739



WATCH LAKE CABIN W/BUNKHOUSE

Cutest waterfront cabin or full time home on Watch Lake. Huge Grand room, with a natural gas fireplace, can sleep several people and perfect for family gatherings. Plenty of RV parking and a bunkhouse for extra guests. Double garage for secure boat and toy storage. Many furnishings included plus portable dock. Move right in and enjoy the lake. Easy to show and definitely worth having a look at.

Watch Lake. Karen Friess/Diane Cober

\$289,000

MLS# N225952



YEAR ROUND LIVING ON PEACEFUL PRESSY LAKE 4 SEASON PARADISE

Comfortable 3bdrm/2bath rancher in a quiet neighbourhood of the Pressy Lake area. Sounded built for year-round living or that ideal easy care recreational property. A great area for those that like to fish (with dozens of lakes all round), ice skate on the pond, snowshoe, ATV, dirt bike or hunt... with Crown Lands all around & access to a well-developed trail system. Warm wood cabinets in spacious kitchen & dining area, laminate flooring throughout most of the house. Detached insulated workshop, small cabin for storage & double carport. Wrap around decks for views in all directions. Lots of room for the whole family to come & enjoy the great outdoors!

70 Mile House, Darrel Warman

\$289,000

MLS# N233010



SHERIDAN LAKE WATERFRONT COTTAGE

3 bdrm waterfront cottage on popular Sheridan Lake on over an ac of land. Septic in place but not hooked up and summer water system. 100 amp service to cottage and power to workshop/shed. Older travel trailer for quests or the kids. Quiet area. Appliances included. Bring your fishing gear and catch one of the record breaking Trout or how about heading out on the extensive trail system located only a minute or two away.

Sheridan Lake. Robert Young

\$294,000

MLS# N226747

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WATERFRONT HOMES & CABINS



NEW PRICE!
GREAT RECREATIONAL CABIN/2BDRM/LOFT/ BATHROOM/RV & SLEEPING CABIN
 Quiet Lac la Hache waterfront rancher, professionally built log bungalow with detached shop. Cozy with N/G fireplace and also pellet stove. Very tastefully decorated (furnishing incl.) with open floor plan and vaulted ceilings, pine cabinets, 3 pc bathroom, hardwood and tile floors. Nice level spacious waterfront with views to distant hills. Ideal lake for water sports and fishing. Includes aluminium dock. Call for viewing today!
Lac la Hache. Darrel Warman
\$285,000 **MLS# N226359**



GREEN LAKE - 2 CABINS
 Ideal waterfront for your new retirement home or for recreational use you have 2 nice cabins. Great sand and gravel beach facing due South on Green Lake. Main cabin has power and phone and is on paved road. For this low price, by far the best deal on this popular lake!
Green Lake. Brad Potter
\$295,000 **MLS# N226351**



REDUCED!
1.35 AC WATERFRONT YOUNG LAKE
 3 bdrm full bsmt, 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 living room. 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 bsmt. 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
\$290,000 **MLS# N183522**
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100 MILE HOUSE
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1.5 AC ON CANIM LAKE
 Small cabin with power on large lot on Canim lake. Newer fridge and stove included. Also is a woodshed and a storage shed for your toys. Over 180 feet of beach, and a 8x16 sleeping cabin for guests. Well treed, private setting. Elevated views of the lake. Good chance to get some waterfront on Canim and have a place to stay while building.
Canim Lake. Robert Young
\$299,000 **MLS# N219147**



WATERFRONT PRICED TO SELL!
 Gentle sloping waterfront on desirable Deka Lake. This manufactured home has been extensively renovated with items such as new siding, deck and more. Lots of parking space, dock, workshop and storage shed within the fenced yard. This maybe the best priced waterfront in the area with all services. View today and start enjoying this ever popular recreational area.
Deka Lake. Robert Young
\$305,000 **MLS# N230828**



NEW
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
\$315,000 **MLS# N233266**



1 AC DOUBLE LOT DEKA
 Recently renovated 1,275 sf 3 bdrm plus den home on 2 lots totalling over 1 ac at the mouth of Deka Creek, leading into Deka Lake. Master and den are on the main with 2 bdrm upstairs. New drywall, painting, window coverings, updated flooring and a new wrap deck for all those great BBQs. Its location provides a perfect sheltered area for your boat moorage. The park-like yard has a shed, fenced garden and cute gazebo down by the water. Paved road to your door. Lots of room for your guests and their RVs. Come look at all the work they have done!
Deka Lake. Robert Young
\$319,000 **MLS# N202484**



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
\$325,000 **MLS# N204268**



BRIDGE LAKE COTTAGE
 3 Bdrm cottage on the shores of popular Bridge Lake. Nice, clean beach area on restricted bay allows for waterskiing from dock, but no yahooining in bay! Cottage is well built but in need of your personal choice of finishing - hence the low price. 20 foot covered deck for barbeques and to sit and watch the kids swim. Dead end road for peace and quiet but just off Hwy 24 for easy year round access. Water system is currently seasonal but full bath and everything is included but your beverages!
Bridge Lake. Brad Potter
\$325,000 **MLS# N228136**



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
\$339,000 **MLS# N224834**



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**



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**



ADORABLE NEW GUEST CABIN
 This well cared for 2 bdrm waterfront cottage on popular Deka Lake is one you will have time to enjoy since it's finished and ready for its new owners. The manicured yard leads gently down to the shoreline dock amongst trees for a feeling of privacy. Everything you need is here, power, water, septic and heated with baseboards and wood. Bonus, cute bunkhouse for guests, 1 yr old professionally built dbl garage with concrete floor. New engineered septic system, parking in yard for up to 9 vehicles. Wrought iron entrance gates and river rock accents.
Deka Lake. Robert Young
\$349,900 **MLS# N214084**



1 AC - ALMOST 200 FEET OF SHORELINE ON DEKA LAKE
 Almost 200' of waterfront with a private, well treed, level lot. Driveway in and fenced on 3 sides. Bonus is this old timer log cabin complete with power and lake water system ready for you to start enjoying. Family style kitchen and separate living room. Upper level is a large loft style bdrm sleeping up to 6. Situated close to lakeside, with the shoreline bottom pebble. Plenty of level land to build your retirement home or new recreational getaway while enjoying the old timer cabin. Fabulous pc of waterfront property at Deka.
Deka Lake. Robert Young
\$349,000 **MLS# N220645**



SHERIDAN LAKE COTTAGE AND BONUS CABIN
 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.
Sheridan Lake. Louise Cleverley
\$359,000 **MLS# N229139**



BEAUTIFUL BRIDGE LAKE WATERFRONT!
 This 2 bedroom cottage faces due west with expansive views of Bridge Lake's notorious islands. This well kept cottage sits on a nicely landscaped lot that has a great pebbly beach and borders an undeveloped public access. There is septic and a summer lake water system. The property consists of two lots on separate titles. Call listing REALTOR for more details.
Bridge Lake, Klaus Vogel
\$365,000 **MLS# N233069**

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WATERFRONT HOMES & CABINS



GREEN LAKE WATERFRONT COTTAGE

This delightful 3 bdrm cottage is nicely done up inside with an open living room, kitchen and dining area and looks right down the full length of beautiful Green Lake. The cabin is perched on a slightly elevated building site overlooking your sandy beach and gives privacy from your neighbours. Cottage has a summer lake water system and full bath with septic. Large deck facing the lake to relax and enjoy the beauty of the area.

Green Lake. Brad Potter

\$369,500

MLS# N226312



SOUTH FACING SHERIDAN LAKE WATERFRONT

Great price on year-round 2 bedroom, 2 bath home on south facing, low bank gravelly Sheridan Lake waterfront. Watch the loons catch fish from the deck. Finished basement with walk-out. Detached workshop/garage, storage shed, generator wired to home for emergency power, wood burning stove & efficient pellet stove, in addition to electric heat. Built in vac and much more. Lots of toys to negotiate as well. Come take a look today. Quality built on large lot of just under an acre (0.96).

Sheridan Lake, Robert Young

\$399,900

MLS# N233339



LAC DES ROCHES WATERFRONT HOME W/ GUEST CABIN

Well-built recreational year-round home faces south on picturesque Lac Des Roches. Completely renovated 3 bdrm, 2.5 bath home. Separate guest cabin. Large insulated workshop with attached garage. An additional separate single garage. Low maintenance yard with lots of room for the whole family. Over 120' of shoreline on this super fishing lake. Quality finishing throughout and well maintained.

Lac Des Roches, Debbie Popadinac

\$444,900

MLS# N232843



IDEAL LOCATION FOR WORK IN WILLIAMS LAKE OR 100 MILE, BEAUTIFUL DEVELOPED SHORELINE

Can it get any better than this? 120 feet of beautiful Lac La Hache waterfront & a lovely 4 bdrm/4 bathroom home centrally located between Williams Lake & 100 Mile House. Spacious rancher w/ full basement, paved driveway & garage parking for 4 vehicles. Great upper deck, spacious lower patio, hot tub gazebo & just a few steps to the clean pebbly beach & dock. New roof in 2013. Ideal home for large family, B&B or other home based business. The basement offers a games room, office, family room w/ cozy fireplace & unique bar, large bdrm & full bathroom. Ideally set up for a guest suite. SEE VIRTUAL TOUR FOR A TRUE FEEL FOR THIS HOME AND WATERFRONT PROPERTY!

Lac La Hache, Darrel Warman

\$495,000

MLS# N232919



CANIM LAKE - LOW LYING WATERFRONT

Beautiful Canim Lake waterfront home with low lying lakefront lawns to sit and enjoy the beach and vistas. Top of the line appliances, hi-efficiency furnace and recent updates that include: new kitchen and bathrooms. Professional quality and workmanship into this 3 bdrm/3 bath home. Great area for ATving, snowmobiling, hiking, biking, water sports and fishing. Just 35 minutes to 100 Mile House on paved road. Lovely master suite up, w/ walk-in closet, designer black and white themed ensuite. Not many acreages left on the waterfront! SEE VIRTUAL TOUR AT WWW.DARRELWARMAN.CA/ Canim Lake. Darrel Warman

\$524,900

MLS# N226674



LOG HOME ON SHERIDAN LAKE

Beautiful year-round or recreational log home on Sheridan Lake. The home features 3 bedrooms, large living room and large family room upstairs. The nicely landscaped property consists of 0.59 acres with 110 feet of prime waterfront. Outbuildings consist of 2 garden/storage sheds. Super location on one of the best recreational lakes in the South Cariboo. Close to the Sheridan Lake trail system.

Sheridan Lake, Klaus Vogel

\$373,000

MLS# N230610



WATERFRONT HOME ON DEKA LAKE

Beautifully finished home on Deka Lake! The open concept designed floor plan boast a bright kitchen, eating area, dining room and living room w/panoramic view of the lake. French doors to the 20 x 27 deck for those summer BBQ's. Master bdrm and laundry room on main floor, walk-out bsmt w/2 bdrms, rec. room and family room. Roof, furnace, septic pump and most appliances are newer. Gazebo at the shore line to sit and relax. Undeveloped access next door for added privacy, High Speed Internet available. More photos at www.louisecleverley.com.

Deka Lake, Louise Cleverley

\$399,900

MLS# N225171



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

\$499,900

MLS# N233372



QUIET BAY ON SHERIDAN LAKE, BIG ENOUGH FOR 2-3 FAMILIES

Beautiful waterfront log home, in quiet bay at desirable Sheridan Lake. Some kitchen modifications and a few updates and you'll have one of the biggest and coziest log waterfront homes in the South Cariboo. Great location for home based business. One time owner, this home has 5 bdrms, 2 kitchens, 4 bathrooms, attached workshop, playhouse for the kids in fenced yard, gazebo lakeside, two docks, creative landscaping with water fountains, large wrap around covered deck. Built in display cases and furnishings, knarly log railings, half log bar with retro style spinning seats.

Sheridan Lake, Darrel Warman

\$499,000

MLS# N217953



SPACIOUS LOG HOME W/GUEST CABIN ON ACREAGE

Immaculate log home with over 2500 sq ft of total living space on 23.5 private and treed acres with Bridge Creek flowing through the property. The home features 2/3 bedrooms, 2 full bathrooms and a spacious southern exposed sundeck to enjoy the summer evenings. Outbuildings include a fully serviced guest cabin, barn, chicken coop, storage building with wood shed and large carport for RV. Nice setting amidst great hunting and fishing country with trails close by. Close to all amenities at Interlakes corner.

Bridge Lake, Klaus Vogel

\$389,900

MLS# N233209



NEW MAJESTIC LOG HOME ON ACREAGE

Check out this new majestic 3,200 sq ft log home on 11.5 sprawling acres! The professionally built home features a full 9' basement, hexagon style kitchen/dining room area, 3/4 loft with dormers. Enjoy the great views from south facing sundeck. Double carport/shop. Great location for this acreage with lively Bridge Creek meandering thru. Only about 10 min. to the Interlakes corner or 25 min. to 100 Mile House. Lonely Lake is accessible just a few hundred meters to the south of the property. Subject to subdividing.

Bridge Lake, Martin Scherrer

\$419,000

MLS# N223420



SPECTACULAR WATERFRONT VIEWS

Beautifully finished, 6 year old home on Lac des Roches features a vaulted ceiling, bright kitchen with maple cabinets, bamboo hardwood flooring in living and dining rooms and an incredible view. bsmt is fully finished with a large rec room, bdrm, den, bath and a wood stove. 10x32 deck off of the main floor and a 14x32 deck off of the lower floor. Stairs to the waterfront with a dock in place. Beautiful views of Lac des Roches from both levels of this house. Attached, 2 car garage complete this package.

Lac des Roches, Debbie Popadinac

\$449,000

MLS# N213514



SPACIOUS LOG HOME W/GUEST CABIN

Beautiful 4 bdrm, 3 baths family log home on 0.47 ac with 235 feet of waterfront on popular Lac des Roches. Nice open floor plan with country kitchen and cut stone fireplace with pellet stove insert. Huge family room in loft area with balcony overlooking the lake. Glass sliders from the dining area and master Bdrm to the southern exposed full length sundeck. Separate guest cabin with large sundeck. Come and own your own peninsula on one of the nicest lakes in the area.

Lac des Roches, Klaus Vogel

\$499,000

MLS# N228516



COTTAGE WITH SOUTHERN EXPOSURE

Well built recreational year-round cottage faces south on popular Sheridan Lake. 4 bdrms, 20x24 garage, large decks and wharf system on nice level lot at end of cul-de-sac. Clean beach area. Perfect for large family and room for friends in their RV.

Sheridan Lake, Brad Potter

\$389,900

MLS# N218032



SOUTH FACING WATERFRONT LAC DES ROCHES

Fabulous south facing waterfront on picturesque Lac des Roches. This beautiful 3 bdrm, 2.5 bath log home has top quality finishing throughout. Main floor living features an open floor plan kitchen, dining and living area. Master bdrm with ensuite, laundry and 2 pc powder room. Another bdrm and ensuite up with a super loft area. The finished bsmt has another bdrm, rec room and bar with patio doors to level walkout with a gentle slope to the waters edge. Spacious deck overlooking the lake and Crown land beyond.

Lac des Roches, Debbie Popadinac

\$439,000

MLS# N225842



PRIVATE BRIDGE LAKE WATERFRONT

Fantastic westerly views of the pristine waters of Bridge Lake. This two level, 3 bedroom, octagonal shaped feature home sits in a very private waterfront setting minutes from the fishing Hwy 24. Many extras including 2 hot tubs, 2 built-invac systems, 2 huge fireplaces, expansive wrap-around decking, 3 heating systems, 5 skylights & much more! You have not seen this unique property on the market before. Major upgrading completed in 2002. Undeveloped land to either side of this manicured & heavily treed property insure your privacy.

Bridge Lake, Robert Young

\$455,000

MLS# N233261



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

\$545,000

MLS# N233535



HORSE LAKE VISTAS, COZY QUALITY & PERFECTION THROUGHOUT

Whistler ambiance chalet style home w/ many delightful extras on beautiful Horse Lake waterfront. Conveniently located just 10 min. from 100 Mile House for shopping & services. High atop the shoreline, enjoy the soaring eagles that nest close by, lake view vistas & easy care tiered landscaping w/ in-ground irrigation system. In 2002 the home underwent substantial living space additions & updates, along with covered decks, hot tub, cedar sauna & attached garage. Total quality workmanship throughout, you just move in & enjoy. Hugh Tuliviki soapstone fireplace adds cozy comforts to the open floor plan of the family room. River rock N/G fireplace & oak hardwood floors in living room. Crown land on one side.

Horse Lake, Darrel Warman/Martin Scherrer

\$529,000

MLS# N233362



VIEW OF LAKE FROM EVERY ROOM!!

Lake view from every room in this 3 bdrm 2 bath log home on Deka Lake. Open floor plan, kitchen with country style cabinets and countertops plus an antique-looking propane stove, living rm and dining area showcase a CSA appr. airtight w/brick work. Master w/balcony, large deck overlooking the lake. New windows 2011/2012 and quality outblids. 30x20 shop w/concrete floor, heat and 200 amps, tool shed, wood shed, boat house, green house and 3 others for storage. 0.52ac with year round recreation at your doorstep.

Deka Lake, Louise Cleverley

\$539,000

MLS# N226550



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



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WATERFRONT HOMES & CABINS



LAC LA HACHE WATERFRONT RANCHER AND SHOP

Waterfront acreage w/ beautiful manicured lawns, nice and level to Lac la Hache. 1992 well maintained rancher w/ big decks lakeside, detached garage/shop and in ground sprinklers. Ideal situated mid-way to Williams Lake and 100 Mile House. 3 large bdrms, office, spacious dining area and family room. For the guys, great shop and storage building. Bring your boats, skis, fishing rods and snowmobiles for some of the best outdoor play in the area. Warm oak kitchen cabinets and island make this a great "gathering spot" for family and friends.

Lac La Hache. Darrel Warman

\$549,000 **MLS# N229536**



REDUCED!

BEST WATERFRONT VIEWS IN THE AREA!

This professionally crafted 1,560 sq ft log home has some of the best views and waterfront in all the South Cariboo. The beautiful log home's bright interior has 3 beds, an open loft and a renovated kitchen and exudes comfort and quality. The level 2.29 ac property has 270 ft of prime low bank waterfront on the aquamarine waters of Bridge Lake, or view from the large enclosed deck. The park-like lawns that cover the property are perfect for family fun and allow for plentiful parking and storage with 3 wood buildings. Here is your opp. to create your perfect Cariboo memories.

Bridge Lake. Klaus Vogel

\$528,800 **MLS# N224631**



REDUCED!

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. Prime location with Crown land on 2 sides and hunting and fishing right at your door step.

Lone Butte. Klaus Vogel

\$799,000 **MLS# N219324**



MAJESTIC WATERFRONT RANCHER W/BASEMENT - ACREAGE

PROFESSIONALLY SET UP FOR HORSES

Custom built log & timber frame rancher nestled on almost 20 acres with great views out over pristine waterfront of Reichmuth Lk. So many quality built-in extras to this lovely home: 3 sources of heat, surveillance camera to the barn, entertainment centre, air conditioning, HVR venting in bathrooms, 10KV generator, hot water on demand, warm & efficient soapstone airtight heater, Western decor light fixtures & stylish accents, sun room, propane fireplace in mstr & dynamic timber vaulted ceilings. Ideally set up for horses w/ insulated barn, equipment shop, 3 stalls, 2 run in sheds, heated tack room, hay storage, 4 corrals with 12 ft. spacer isles. Crown lands close by for all your outdoor recreation pleasure.

Reichmuth Lake. Darrel Warman

\$949,000 **MLS# N233124**



LAC DES ROCHES 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 DR 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 ac are developed. Mayfly hatch. See virtual tour - www.fishbob.ca

Lac des Roches. Robert Young

\$2,300,000 **MLS# N4505971**



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

\$550,000 **MLS# N225790**

KADREA #115325



HOME AND 2 GUEST CABINS ON DEKA LAKE

Beautiful south facing, professionally built 4,400sf log/frame home that is only 9 yrs old. 3 bdrms/2 baths, with loads of space for company, and 2 lakeside housekeeping guest cabins. The master has a 4 pc ensuite, walk-in closet and lake view. Bright open concept kitchen with denim pine flooring, pine cupboards and lakeview. Home features a floor-to-ceiling rock fireplace, media room, study, games room and family room. 900sf deck, 4 bay garage and workshop.

Deka Lake. Robert Young

\$599,000 **MLS# N192760**



SOUTH FACING WATERFRONT ON LOWER STACK LAKE

A real jewel in the Cariboo. Immaculate home on 10 acres with over 4600 sq. ft. of living space and over 600' of south facing waterfront on Lower Stack Lake. Quality throughout with 4 bedrooms, 3 baths, modern kitchen and larger master bedroom with balcony, walk-in closets and beautiful 6 pc ensuite. Attached double garage and 40x60 insulated, heated and wired shop. Crown Land adjacent with access to private bay on Bridge Lake.

Bridge Lake. Klaus Vogel

\$850,000 **MLS# N232864**



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. Two land titles exceeding 90 ac with ample pasture and bordering Crown land on 2 sides, giving access to endless trails.

Henley Lake. Martin Scherrer

\$1,095,000 **MLS# N212311**



PRIVATE SERPINA LAKE DREAM HOME & PROPERTY

Impressive Cariboo dream property! This great package will satisfy the most discriminating buyer. 3,000 sq ft, 3 bedroom, 3 car garage executive style home on sprawling park like 11 acres waterfront on Serpina Lake. Property is fenced & cross-fenced & adjacent to Crown Land. The bright, open design takes advantage of the sunny southern exposure. Enjoy the lake views from the large covered sundeck & the balcony off the master bedroom from the house. Huge separate outbuilding offers generous guest accommodation w/ sauna, workshop & horse barn. There is only one other residence on this pristine wilderness lake, so privacy is guaranteed & all that only about 10 min. south of 100 Mile House.

Serpina Lake. Martin Scherrer

\$649,000 **MLS# N233246**



THE BEST WATERFRONT ON BRIDGE LAKE!

Many people have sought to purchase this property but it is the last family holding since the 1930's. Finally it could be yours! 9 1/2 ac with approx. 1600 ft. of perfect southern frontage with incredible views of Crown Islands set in the middle of Bridge Lake. Small rustic cabin to stay in while you dream and build.

Bridge Lake. Brad Potter

\$898,000 **MLS# N228954**



INCREDIBLE CANIM LAKE WATERFRONT ESTATE

Two titles with 2 homes on approx. 170 acres. Several hundred feet of absolutely prime sandy walk-on beach on majestic Canim Lake. Both, remodelled charming homestead and modern home are in excellent move-in ready condition. Bonus character guest cabin. Hayfields with irrigation set up, fenced, large shop, traditional barn. Rare find!

Canim Lake. Martin Scherrer

\$1,500,000 **MLS#-8630**



PRIVATE ACREAGE W/FABULOUS VIEW

Bridge Creek runs through this 24 acre property. 1400 sq ft 2 bedroom has a fabulous view, double garage plus workshop completes this package. Very private setting with access to Crown Land at rear of property. Schedule A, C and Rider "A" apply. Air quality report on file.

Bridge Lake. Karen Friess

\$228,900 **MLS# N233515**



2 AC SULPHUROUS LAKE RETREAT

Property was previously operated as a family fishing resort, now a beautiful 2 acre private retreat with over 470 feet of southerly facing waterfront. Cozy up to the cut-stone fireplace in the 3 bedroom main residence or enjoy a beverage in the screened in porch overlooking the lake. Have friends? Let them enjoy one of the 6 guest cabins equipped with hot & cold water and use the centrally located shower house/washrooms. There are also 6 serviced RV sites, picnic tables and much more. This would be a great investment for family or friends or perhaps re-open as a Resort on this popular trout bearing swimming lake. Book a private showing today!

Sulphurous Lake. Robert Young

\$580,000 **MLS# N233368**

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Douglas Dent

*Caroline Plant**
*On maternity leave

Chris Dunsmore

WATERFRONT LOTS & ACREAGE



REDUCED!

SUNSHINE ALL DAY!

Lac la Hache view property with common waterfront lot ownership! Pay little taxes and benefit of having Lac la Hachewaterfront 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



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



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

\$148,900

MLS# N228997



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



REDUCED!

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

\$247,000

MLS# N231022



VERY PRIVATE AND A VERY PRETTY SETTING

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.

Deka Lake. Brad Potter

\$63,900

MLS# N192903



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



LEVEL WATERFRONT LOT

Lac La Hache waterfront lot located on Forbes Rd. This landscaped property is fenced and level to the lake. There is a small storage shed and the dock is included. This property is all set up for your weekend camping experience and the perfect spot for your new home. There is a 200 amp panel on the property, 2- 30 amp RV outlets and 2 standard plug ins. Not many lots available on gorgeous Lac La Hache so act fast before it's gone.

Lac La Hache. Diane Cober

\$149,900

MLS# N232905



SHERIDAN LAKE - 1.53 ACRES

Level 1.53 ac of Sheridan Lake shoreline. Approx. 100' of clean waterfront. Older trailer and addition lot stay in while you build. New, never used engineered septic for 3 bdrm cottage installed Nov 2008. Ideal recreational retreat at a very inexpensive price.

Sheridan Lake. Brad Potter

\$179,900

MLS# N224766



PRIVATE ACREAGE

40 ac of privacy amidst great fishing and hunting country. Awesome get away for the outdoors enthusiast with Crown land surrounded and creek meandering through the property. Located approx. 1.5 miles east of Drewry Lake on Bowers Lake Road.

Bridge Lake. Klaus Vogel

\$89,000

MLS# N222656



FULLY SERVICED WATERFRONT ACREAGE

Bdrm community of 100 Mile House. Fully serviced 2.3 ac with 150' of waterfront with well, power, phone, natural gas and septic. Float plane accessible.

Watson Lake. Brad Potter

\$125,000

MLS# N221578



WATERFRONT ON HAWKINS LAKE

Level and easy year-round accessible half ac on peaceful Hawkins Lk near Canim Lk. 10hp motor boat restriction guarantees peace and quiet on this great fishing lake. Approx. 110' of waterfront - just bring your RV or build your get-a-way cabin.

Hawkins Lake. Martin Scherrer

\$99,000

MLS# N224453



REDUCED!

WATERFRONT LOT ON LAC DES ROCHESES!

This property has a beautiful southern view over the lake and a view to the crown lands across the lake. It is nicely treed and has over 78 ft of waterfront. Perfect place to build your dream cabin! This lot must be sold in conjunction with, or after, neighbouring property (N224739).

Lac des Roches. Klaus Vogel

\$95,000

MLS# N224742



SOUTHERN EXPOSURE ON CANIM LAKE

Canim Lake waterfront on Hoover Bay at the East end of the lake. Southern exposure and a view of Wells Grey Park. Recreational activities abound in this area, so come and enjoy all that this remote property has to offer. 102' of waterfront.

Canim Lake. Diane Cober

\$139,900

MLS# N232861



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



PANORAMIC VIEWS OF GREEN LAKE

Newly subdivided waterfront acreage on beautiful Green Lake. Over 2.5 acres with 166' frontage. This property offers several choice building sites with panoramic views of the lake. GST may be applicable to the purchase price.

Green Lake. Debbie Popadinac

\$249,900

MLS# N233017



REDUCED!

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

\$249,000

MLS# N231023



WATERFRONT ACREAGE ON LAC DES ROCHESES

Rare opportunity to own acreage on Lac Des Roches. This 6.79 acre property has a sunny southwest exposure, over 200 ft of waterfront, power is in and septic system is already installed. There is a nice, level building site to build your dream home or recreational cabin and a 28' Holiday travel trailer to use in the mean time. All this on beautiful Lac Des Roches which is excellent for swimming, fishing, water sports and wildlife viewing.

Lac Des Roches. Klaus Vogel

\$296,900

MLS# N233174



PRIVATE WATERFRONT

Nicely treed 10.35 ac with over 600 ft. of waterfront on Otter Lake. Located at the end of the road with lots of privacy and Crown land across the road. There are several good fishing lakes in the immediate area and trails for all recreational use. Perfect location for your dream home or recreational get away.

Otter Lake. Klaus Vogel

\$269,000

MLS# N212598



WATERFRONT ACREAGE W/ ENORMOUS SHOP

Great price for this 103 acres waterfront acreage on Burn Lake near Bridge Lake. Approx. 1000 feet of gentle sloped and treed waterfront. Marvelous views from several elevated building sites. Good year round road access. There is a 4,000 sqft shop with hydro connected to get you started. Subdivision potential! Only minutes away from Bridge Lake Store/School. Best priced large waterfront property! Listed well below assessed value.

Burn Lake. Martin Scherrer

\$279,900

MLS# N232996

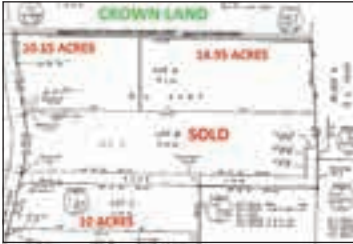
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RESIDENTIAL LOTS & ACREAGE OVER \$100,000



15 ACRES, ONE OF THE NICEST ACREAGES

15 ac and a newly built access through adjacent Crown land. Property has access to trail system and is situated just north of the Interlakes service centre. One of the nicest acreages ever offered.

Sheridan Lake. Brad Potter
\$100,000

MLS# N199278

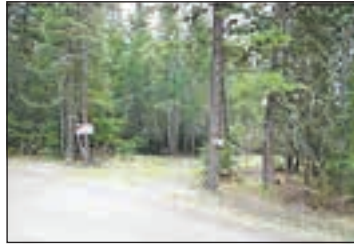


OUTSTANDING 13 AC VIEW PARCEL

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
\$109,900

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
\$115,000

MLS# N227258



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



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
\$124,900

MLS# N2110902

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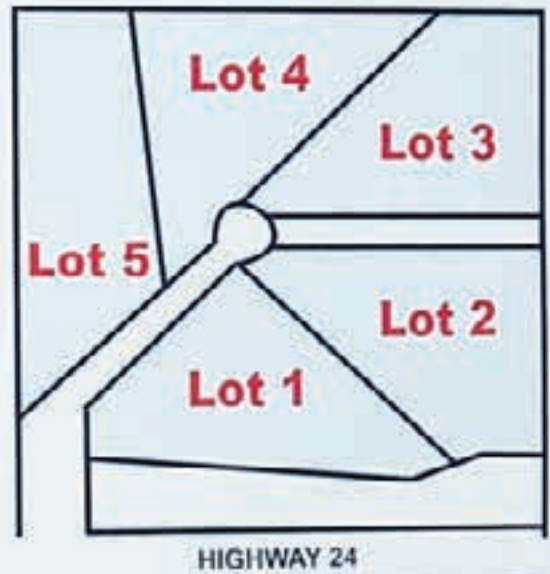
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MARTIN SCHERRER

MLS N231741, N231743, N231744,
N231745, N231746



- **5 - 5 ac Lots in Lone Butte**
- **Lots 2 and 4 have wells**
- **Paved road, Natural Gas avail.**
- **Hydro/Phone at lot line**
- **Starting at \$59,900**
- **Vendor financing available**



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



1.98 AC - BRIDGE LAKE VIEW

Prime south facing Bridge Lk view lot for sale, with drilled well in place and power at the lot line. Imagine your home overlooking one of the nicest lakes in the South Cariboo. Bridge Lk is known for its crystal clear waters and just off Hwy 24 "the Fishing Hwy". Nice gentle slope to the land offers amazing views of the lake with the lake access a quick walk away. Enjoy the full 4 seasons from quadding, snowmobiling, ice fishing, riding and hiking trails and great fishing too! Amenities are a 10 min. drive away. Owner can build to suit.

Bridge Lake. Klaus Vogel

\$139,000

MLS# N228806



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



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

\$129,000

MLS# N216607



PRIVATE ACREAGE

160 ac with Crown land to the South and access off the Bowers Lake Service Road. Great hunting and fishing in this area just South of Canim Lake in BC's sunny Cariboo. Older log cabin is easily restored as your personal retreat. Property was professionally managed and with a new forest where most people have dead pine.

Bowers Lake. Brad Potter

\$138,000

MLS# N227852



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. Patricia Ford

\$149,900

MLS# N229392



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South Cariboo Minor Softball

100 Mile & District Soccer

Bridge Lake Community Club

Chamber of Commerce

Scholarships



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e-mail: juliebeyer@wldcu.com
e-mail: ShawnaNorton@wldcu.com
Box 1781
100 Mile House, BC V0K 2E0

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# N207517** **\$25,800** **Lot 83, Julsrud Rd.** **REDUCED!**
.45 ac Great lot close to Deka and Sulphurous Lake and park reserve, miles of trails. *Brad Potter*
- 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# 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# 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# 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# N215198** **\$50,000** **Lot 106, Clearview Rd.**
.60 ac Large lot, well treed, power/phone at road, quiet street near lake. *Robert Young*
- 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*
- 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*

Horse Lake / Lone Butte Area Continued

- MLS# N231743, N231741, N231745** **\$59,900 each** **Lots 1, 3 and 5 Stockyard Rd.**
5 acre lots Great central location! Walking distance to Lone Butte. Off Hwy 24 and only 10 min. from 100 Mile House. Paved road access, hydro, gas and driveway already in. Park like, level and lightly treed property. Best priced! *Martin Scherrer*
- MLS# N226729** **\$59,900** **6409 Lambley Rd.** **REDUCED!**
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# N225467** **\$64,900** **Lot A Little Hwy 24.**
2.0 ac Ideal exposure on Hwy 24 (The Fishing Hwy). Very busy route for tourists. Build your business dream or relax into retirement. *Darrel Warman*
- MLS# N231744, N231746** **\$65,900 each** **Lots 2 and 4 Stockyard Rd.**
5 acre lots Great location and price for developed lots in Lone Butte! Paved road, hydro, natural gas, driveway and drilled well already in. Park-like property, level, lightly treed is ready to build on. Only 10 min. to 100 Mile. *Martin Scherrer*
- MLS# N228720** **\$74,900** **Lot 3, Hwy 24**
14.5 ac Across the road from Irish Lake. Great fishing. Min. to 100 Mile House, 4 min. to all services in Lone Butte. Level and partially fenced. *Brad Potter*
- MLS# N226977** **\$88,800** **6850 Fawn Creek Rd.**
5.49 ac 200 amp service and driveway into property c/w travel trailer - roof over head and deck, 40 foot steel container for storage. *Brad Potter*
- 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*
- 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# N230596** **\$99,900** **6662 McMillan Rd.**
10 ac Driveway is pushed into the treed parcel on paved road, w/ NG, phone and hydro at the road and high speed internet and cell service both available. *Darrel Warman*

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# N231701** **\$58,000 - Lot A Hwy 24,** **REDUCED!**
2.0 ac Lone Butte and area doesn't have a Motel or Hotel. Chance to create your own employment and home w/new construction. Ideal exposure on busy route - Hwy 24. *Darrel Warman*
- 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*

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# N231093** **\$24,500** **Lot 26 Caverly Rd.**
0.34 ac Quiet road overlooking Lac La Hache. Public lake accesses close by. Ideal location for cabin, RV site or new home. Triangle lot w/ 267' of road frontage. *Darrel Warman*
- MLS# N205145** **\$24,000** **Lot 42, LLH Stn. Rd.**
.19 ac Easy access off paved road, minutes to lake access, services 15 minutes away. *Darrel Warman*
- MLS# N229724** **\$84,500** **5473 Timothy Lk Rd.** **REDUCED!**
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

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# N190264** \$25,900 **Lot 37, Kitwanga Dr.**
.64 ac Water, power, phone at lot line, nicely treed. *Debbie Popadinac*
- MLS# N190259** \$25,900 **Lot 44, Kallum Rd.**
.69 ac Water, power, phone at lot line, nicely treed. *Debbie Popadinac*
- MLS# N223693** \$25,000 **Lot 38, Kitwanga Dr.**
.60 ac Building lot close to the 108 Lake, greenbelt walking trails and an 18 hole PGA golf course. Services available. *Diane Cober*
- MLS# N224601** \$29,900 **Lot 11, Telqua Dr.**
.90 ac Build your dream home. Close to golf course and within walking distance to all the amenities offered at the 108. *Karen Friess*
- MLS# N231416** \$32,500 - **5025 Kylo Dr.,**
0.57 ac., Nice building lot. Close to all recreational activities like golfing, swimming, biking and the 108 trail system. Property is totally fenced. Water at lot line. *Klaus Vogel*
- MLS# N229612** \$35,000 **Lot 35, Kitwanga Dr.,**
.57 ac Property is fenced and cleared. Nice sunny location at the north end of the 108. Just a short walk down to the 108 Lake and trails. *Diane Cober*
- MLS# N232465** - \$39,900 - **Lot 64 Kitwanga Dr.**
207' x 109' Building lot close to the 108 Lake, golf course and greenbelt trails. Build your dream home and enjoy the recr. activities 108 has. *Diane Cober*
- 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# N205139** \$45,000 **Lot 16, Donsleequa Rd.**
.60 ac Southern exp., slightly elevated, private nice neighbourhood of maintained homes. *Darrel Warman*
- MLS# N225708** \$49,900 **Lot 31, Kallum Dr.**
.56 ac Great building lot on the edge of the 108 greenbelt, golf course and Walker Valley. Located a short walk to the 108 beach. *Diane Cober*
- MLS# N230424** \$49,900 **Lot 8 Bryan Cres.**
0.95 ac View lot looks over the 108 Lake and heritage site at the North end of the ranch. Property is steep but suitable for a walk out basement home. *Diane Cober*
- MLS# N221941** \$69,000 **Lot 12, Lakes Rd.**
1.02 ac Cleared acreage parcel in desirable Lakes/Tatton Rds Subdivision. Great views. *Darrel Warman*
- MLS# N230423** \$75,000 **Lot 6 Bryan Cres.**
0.93 ac Great building lot. Level with view of the 108 Lk and the heritage site. Build your dream home here and enjoy all of the surrounding recr. activities. *Diane Cober*
- 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# N230291** \$79,500 **5259 Mackay Cres.**
0.82 ac Large treed lot sloping away from the road. With some clearing you would have a great view out over the 108 Lk. Water line on property. *Darrel Warman*
- MLS# N232663** - \$39,500 **Lot 55 Cumsu Pl.** NEW
0.84 ac Large treed lot off the end of cul-de-sac. Has 10'x16' storage shed and 11'x19' lean-to. Potential to build w/ very private surrounding. Ideal lay of land for home. *Darrel Warman*

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.

IN-TOWN

- MLS# N226171** \$29,000 **Birchwood Rd.** REDUCED!
1.7 ac Treed lot - to be sold in conjunction with home - See MLS# N226169 - \$269,000. Second lot provides privacy buffer. Room for horses. *Darrel Warman*
- MLS# N223993** \$29,900 **929 Cariboo Tr.**
.18 ac One of the few remaining building lots in Aspen Ridge. Walk to the shops, hospital and the park. Priced below assessed value. *Diane Cober*

RURAL

- MLS# N226366** \$85,900 **Lot A, Bissett Rd.**
5.07 ac Park like acreage - short drive to 100 Mile House. Super views of Mtns and Valley below. Level property has driveway. Nicely treed for privacy. *Debbie Popadinac*

INTERLAKES SUBDIVISION

Beautiful rolling acreages of nice fir and birch with open grasslands in between. Driveways are in to lot C & D and access to Lot 1 and Lot A with built driveway from Crown land. ATV trails from all lots with legal access to the Pub and Store and miles of trails. Some of the best looking acreages ever developed in the area, ideal for retirement home-sites or just for recreational use with no building restrictions.



- Lot 1 - MLS# N199276..... 10.15 acres.....\$85,000
- Lot A - MLS# N199278..... 14.95 acres.....\$100,000
- Lot C - MLS# N199322..... 9.98 acres.....\$80,000
- Lot D - MLS# N199318..... 10.03 acres.....\$75,000

Brad Potter



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# 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# N199318** \$75,000 **Lot D, Horse Lake Rd.**
10 ac Level, nicely treed, overlooks small lake, close to Interlakes amenities. *Brad Potter*
- MLS# N214956** \$76,900 **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# N225707** \$79,000 **Lot 1, Grossett Rd.**
10.01 ac On a no-thru road just off of N. Bridge Lk Rd. Property is fenced on 3 sides, hydro and tele. at road side, nicely treed, gentle S.E. facing slope. *Louise Cleverley*
- MLS# N226951** \$79,000 **7066 Powell Rd.**
1.06 ac Level, treed, fenced lot close to Sheridan Lk and great public access to accommodate your water sports. Easy access to massive trail system. *Louise Cleverley*
- MLS# N199322** \$80,000 **Lot C, Horse Lk Rd.**
10 ac Very pretty homesite, trail access to Interlakes service centre. Lakeview. Close to Sheridan Lake. Driveway into property. *Brad Potter*
- MLS# N226127** \$79,900 **Lot 11, Cottage Lane** **REDUCED!**
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# N218040** \$89,500 **Lot 1, Bridge Lk. Rd.**
4.5 ac Only metres from Bridge Lake, views of the lake and island. All the benefits of waterfront without the high costs. Bridge Lk. is one of the top lakes of "The Fishing Hwy 24." Miles of Crown land to explore. Vendor financing available. *Robert Young*
- MLS# N199276** \$85,000 **Lot 1, Horse Lk. Rd.**
10 ac Level, pretty, 10 ac behind the Interlakes service centre. Access to several bldg sites from either paved Horse Lake Road or developed access over adjacent Crown land. Lots of second growth fir, birch and spruce. *Brad Potter*
- 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# N230510** \$78,900 **Lot 10 Boulanger Rd.**
1.5 ac Level treed property directly across from famous Sheridan Lk. Driveway into lot w/ RV power in place and older travel trailer for the kids. *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# N228686** \$22,000 **Lot 7, Sellars Rd.**
.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# N227997** \$25,000 **Lot 6 Candle Dr.**
.48 ac Very affordable property for recreation or home. Lots of trees on property and a cleared spot for cabin or whatever you have. *Patricia Ford*
- MLS# N233131** - \$39,000 - **Lot 14 Highview Rd.** **NEW**
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*

70 Mile House / Green Lake / Watch Lake Area

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# N231870** \$35,000 **6280 Moose Point Dr.**
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.** **NEW**
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. *Diane Cober*

COMMERCIAL RESORTS & BUSINESSES

RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY

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DEL'S CAFE AT SHERIDAN LAKE

Popular nicely decorated cafe located in the heart of "The Fishing Hwy 24." This business is ready for you to walk in and carry on. The population of the area explodes in the summer with the busiest resort within walking distance. Buy now and enjoy a full summer. Reasonable rent making it easy to maintain.

Sheridan Lake. Robert Young

\$39,900

MLS# N4505392



CANADA POST OUTLET

Great investment opportunity. Canada Post outlet at 70 Mile House. Land and buildings on 1 level ac with 5 year renewable contract. New general store is adjacent. Busy area with permanent and recreational use on nearby Green Lake.

70 Mile House. Brad Potter

\$169,900

MLS# N4505969



TOPLINE PRINTERS

Start a new life in the South Cariboo. Busy printing and design shop located in 100 Mile. Long established and profitable business which incl. all equipment, building and land. Owners wish to retire and will hand over this turn-key operation with everything you need to continue servicing their dedicated clientele. Property zoned and has room for residence.

100 Mile House. Robert Young

\$279,000

MLS# N4505738



FAMILY RESTAURANT - GREAT HWY EXPO-SURE

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



DUSTY ROSE PUB

Location, location, location! This pub is conveniently located to service Green/Watch Lake/70 Mile. This year round 135 seat fully licensed pub has been recently renovated and comes with all equipment required. There is also a 1355sf priv. residence, and a 784sf shop. Call to view, and be ready to start off when all the tourists and cottagers.

70 Mile House. Robert Young

\$695,000

MLS# N4505203



COMMERCIAL LAND - 1 ACRE

1 ac level C-2 service commercial lot at 70 Mile House. Lot is adjacent to the Canada Postal Outlet that is currently for sale under MLS# N4505969. This lot to be sold in conjunction with or after the sale of the Post Office building and land

70 Mile House. Brad Potter

\$39,900

MLS# N4505992



AUTOMOTIVE SERVICE SHOP

Extremely busy automotive service and repair business for sale in the heart of the Interlakes Region of the South Cariboo. Other businesses in area include Rona, Remax, Interlakes Esso and Market, Wildmans Outdoor Store, Wildmans Family Restaurant and Lounge, Fit 4 U Fitness Centre, Country Pedlar and more. This price includes all equipment and inventory ready for you to walk in and carry on business. Owner will train and could stay on if you wish. Make the lifestyle change and join us in this recreational paradise.

Sheridan Lake, Robert Young

\$170,000

MLS# N4506199



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



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

\$169,900

MLS# N4506234



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

\$150,000

MLS# N4504164



FANTASTIC HIGHWAY EXPOSURE!

Great investment opportunity in Clinton, BC. Successful antique and flea market plus Greyhound and Sears Outlet. Building has 3552 sq. ft. on main and 1370 sq. ft. storage space on top. There is also a 768 sq. ft. 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

\$225,000 **MLS# N4506464/KADREA# 119328**



HIGHLY VISIBLE STRIP MALL ON HWY 97

Excellent opportunity to purchase this highly visible strip mall on busy Highway 97 (Alaska Highway) in the community of Lac la Hache. Presently 1/2 of building is being run as the Red Crow Restaurant and the other 1/2 as a woodworking shop. C-5 zoning allows for many uses. Use for your own business ideas or keep the present tenants and buy as an investment while the price is low. Includes building and land. See the lake from the patio. Minutes north of 100 Mile House.

Lac La Hache. Robert Young

\$295,000

MLS# N4506454



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

\$299,000

MLS# N229761



TARGET MARKETING TO 10,000 CUSTOMERS



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



INVESTMENT OPPORTUNITY WITH HWY EXPOSURE!!

Solid built and almost maintenance free 14 year old retail building on 0.31 acre corner lot with Hwy exposure in 100 Mile House. 5500 sq. ft. building set up to accommodate 5 separate businesses. Presently occupied by auto repair, restaurant/cafe, dance and a fitness studio. Plenty of paved parking at the back of the building. 100% occupancy with long term tenants. Further "financial details are available. Call for more information today!

100 Mile House. Martin Scherrer

\$685,000

MLS# N4506462



INCREDIBLE VALUE!

Worth a serious look! This 37 ac waterfront resort/campground on pristine Ruth Lake offers a great opportunity for investors, group purchaser of an energetic family. 5 guest room lodge, licensed dining room, 3 modern self-contained cabins plus a 5-bedroom main residence. Lots of room for RV's, horse set up and Crown land access. Call for details.

Ruth Lake. Martin Scherrer

\$998,000

MLS# N225027



TARGET MARKETING TO 10,000 CUSTOMERS

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COMMERCIAL RESORTS & BUSINESSES



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, shop, 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. Two land titles exceeding 90 ac with ample pasture and bordering Crown land on 2 sides, giving access to endless trails.

Henley Lake. Martin Scherrer

\$1,095,000

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

\$1,300,000

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



CRYSTAL WATERS GUEST RANCH

One of a kind dude ranch in the BC interior. 17.9 ac with prime waterfront on Crystal Lake - well known for its trophy Rainbows. The main house includes 3 bdrm owners residence and a 40 seat licensed restaurant. Each of the 7 log cabins is tastefully finished in western décor. The package also includes a central shower house, lodge, bunk house, sauna, barn, horse shelter, playground and a covered picnic area with rock BBQ. Beautiful setting with Crown land bordering and well established trail system. Amidst great fishing and hunting country.

Crystal Lake. Klaus Vogel

\$1,600,000

MLS# N4506191



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 CLS#N4506390

Canim Lake. Darrel Warman

\$2,700,000

MLS# N230893/N4506390

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

CALL ROBERT YOUNG



LAC DES ROCHES 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 DR 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 ac are developed. Mayfly hatch. See virtual tour - www.fishbob.ca

Lac des Roches. Robert Young

\$2,300,000

MLS# N4505971



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Diane Cober
Cel. 250-395-0685
diane@dianecober.com



Patricia Ford
Res. 250-396-4230
pfpatford@gmail.com



Dawn Layden
Cel. 250-945-5125
dawnlayden@hotmail.com



Barb Monical
Res. 250-791-5569
monical@bcinternet.net



Debbie Popadinac
Res. 250-395-1173
debbie@debbiepopadinac.com



Martin Scherrer
Res. 250-593-2253
scherrer101@gmail.com



Darrel Warman
Res. 250-609-0432
darrel.warman@remax.net



Karen Friess
Managing Broker
kfriess@telus.net

100 MILE HOUSE OFFICE: 250.395.3422 or 1.800.731.2344
FAX: 250.395.3420

Located in the log building at the Interlakes Corner



Louise Cleverley
Res. 250-593-0121
lcleverley@bcinternet.net



Brad Potter
Res. 250-644-4242
brad@cariboodream.com



Klaus Vogel
Res. 250-593-2328
vogel@100mile.net



Robert Young
Res. 250-593-2164
fishbob@telus.net

INTERLAKES OFFICE: 250.593.0131 or 1.866.593.0131
FAX: 250.593.0016

• FEATURED HOMES •



NEW

UPDATED FAMILY HOME - MOVE IN READY CONDITION!

Move in ready!! This well maintained family home is located at the 108 Mile Ranch close to the golf course and the greenbelt area. The bright and cheery kitchen features a large island and eating area. The spacious living and dining room is well suited to family get-togethers. The master bedroom has a full 4 pce ensuite and a walk-in closet. The finished lower level has a media room, games room and a family room. The home has extensive updates and is a pleasure to show. List of updates available from the LB.

108 Mile Ranch, Diane Cober

\$339,900

MLS# N233304



NEW

LAC DES ROCHES WATERFRONT HOME W/GUEST CABIN

Well-built recreational year-round home faces south on picturesque Lac Des Roches. Completely renovated 3 bdrm, 2.5 bath home. Separate guest cabin. Large insulated workshop with attached garage. An additional separate single garage. Low maintenance yard with lots of room for the whole family. Over 120' of shoreline on this super fishing lake. Quality finishing throughout and well maintained.

Lac Des Roches, Debbie Popadinac

\$444,900

MLS# N232843



SPACIOUS RANCHER W/SHOP

Perfect retirement home. Rancher with all living on main, finished bsmt with games room and could be easily converted to in-law suite. Set on just under 1.75 ac across from a public access to Sheridan Lk. Nicely maintained yard with shop, storage sheds and greenhouse. Outside Hausa wood burning boiler for radiant heating in bsmt floor and hot water. Electric forced air for back up. Newly built but no GST.

Sheridan Lake, Brad Potter

\$290,000

MLS# N226452



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

\$285,000

MLS# N228746



NEW

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, Patricia Ford

\$209,900

MLS# N233229



WATCH LAKE WATERFRONT

Price reduced drastically. Don't miss this opportunity! Full time 2 bedroom waterfront home or for 4 season recreational use. Plus a 16'x20' guest cabin. Double garage with workshop, concrete floor and covered storage for your boat. Cabin fridge and stove also included. New septic installed in 2012, also pump and pressure tank in 2011.

Watch Lake, Karen Friess/Diane Cober

\$249,000

MLS# N225840



NEW

TOP OF THE LINE EXECUTIVE STYLE HOME

Sought after location with pride of quality, contractor's own home. Modern & top of the line theme throughout this bright & spacious 108 Mile Ranch executive style home. Large entrance foyer greets you & opens up to the living area & a wall of windows facing the Eastern skyline & views of 108 Golf course, chef's kitchen w/ oversized island, Corian countertops & a dining rm to host the entire family. Master suite is on the main level for convenient & easy living. Ensuite has double sinks, beautiful walk-in tile shower & spacious soaker tub to unwind. Lower walk-out basement level hosts 3 generous sized bdrms, 2 w/ ensuites & spacious walk-in closets & a central media room.

108 Mile Ranch, Martin Scherrer

\$549,000

MLS# N233214



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 Cleverly

\$449,000

MLS# N228433



NEW

OPEN FLOOR PLAN RANCHER

Immaculate home on 1.06 acres within walking distance to Sheridan Lake public access. Open floor plan with cherry wood kitchen cabinets, 2 bedrooms plus den, nice master bedroom with 4pc ensuite and another 3pc bathroom. Nicely landscaped, totally fenced lot with 8x12 & 10x16 cedar storage sheds and 8x10 garden/wood shed. Outside water hydrant, RV electrical service and RV sani dump. Located amidst great fishing and hunting country with miles of trails close by for year-round enjoyment.

Sheridan Lake, Klaus Vogel

\$220,000

MLS# N233151



NEW

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# N23245/KADREA#120646

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