

#### Compliments of:

NOBODY IN THE WORLD SELLS MORE REAL ESTATE THAN RE/MAX®

VOL. 13 ISSUE 3

Each office independently owned and operated.

#### LARGE WATERFRONT!

Private, year-round home on 11 ac on Lac des Roches. With a desirable southern exposure & over 300' of waterfront, this open concept design home has 4 bdrms, 3 baths & generous living spaces, with beautiful mountain & lake views of the most photographed lake in BC. Includes a 2 car heated garage, a 1200sf shop, wharf, large deck, solarium & outdoor fire pit. Borders Crown land. Excellent swimming, fishing, water sports, hunting, snowmobiling, cross-country skiing & snowshoeing. Lac des Roches. Debbie Popadinac \$596,000 MLS# N218227



VERY PRIVATE LOG HOME Cute and cozy log home with very nicely landscaped vard. 30x30 insulated shop with wood stove and natural gas radiant heat Greenhouse gardens with a distant view of Horse Lake. Very private 2.81 acres with paved drivethru driveway. Situated in the popular Imperial Ranchettes with only a 10 minute drive to town and a 5 minute jaunt down to Horse Lake. Horse Lake. Brad Potter \$319.000 MLS# N220664

PREVIOUSLY B&B ON **BRIDGE LAKE** 

Listed well below assessed value! 3,400sf, 4 bdrms, 2

bath, full walk-out bsmnt,

3 ac well treed, southern

exposure, 280' of lakeshore

frontage, includes a selfcontained suite w/ separate

entrance. Great for large

family or revenue generator.

Court ordered sale, schedule A applies, excludes all chat-

Bridge Lake. Robert Young

tels & non-fixtures.

MLS# N224050

\$350,000





WATERFRONT ON SHERIDAN LAKE, TWO LEGAL RESIDENCES Rare find! 3.79 prime, waterfront acres on beautiful Sheridan Lake. This property has 2 legal residences with a 4 bdrm main house and a 2 bdrm attached suite. This well built. quality house features an open floor plan, engineered birch hardwood fully finished basement, floors, 30x40 attached, heated workshop, and is all wired for an auto start genset in case of a power failure. The

REMAX

main floor and the suite have lots of south facing windows with expansive views of the lake making the living area bright and sunny. There is also a detached, one car garage and a private boat launch on this park like, well treed acreage. Both homes come with all appliances making this an ideal 2 family home or a perfect multi-family get away. Sheridan Lake. Klaus Vogel MLS# N224660 \$785,000

email: info@cariboorealestate.com **100 MILE HOUSE OFFICE #2 - 441 Alder Avenue** (Beside Subway) 250-395-3422 1-800-731-2344





sundecks taking advantage of sunrise and sunsets. Fenced dog kennel and lots of RV parking space for guests. Ultimate workshop for the handyman. Property suitable for horses with access to crown land, trails and fishing. Pleasure to show! Fawn Lake. Martin Scherrer \$525,000 MLS# N224696





STARTER HOME OR **RENTAL PROPERTY!** Great starter home or rental property. Located at 103 Mile on a level lot, home has 3 bedrooms. Garage/shed 20x12 and a gazebo in the backyard. Partially fenced. Small workshop in the partial basement area. Needs TLC but could be a nice home once again. 103 Mile House. Karen Friess \$77,900 MLS# N224671



#### CANIM LAKE CABIN AND BUNK HOUSE Oh so..beautiful Canim Lake wa-

terfront with gorgeous cedar trees. This 2 bedroom 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 \$269.000 MLS# N224693



website: www.cariboorealestate.com **INTERLAKES OFFICE 7120 Levick Crescent** (Interlakes) 250-593-0131

#### WELL ESTABLISHED HOME BASED BUSINESS

Need a lifestyle change, here is an opportunity to escape the hectic urban hustle and bustle and be your own boss. Fawn Lake Lumber is a well established home based business located on The Fishing Hwy. 24 and has been in operation since 1978 providing a full line of cedar products. This turnkey operation has shown a steady increase in sales while only open for 6 months each year. Unlimited potential for further growth and income with excellent highway exposure. Walk to work from the private residence located on this 10 acre parcel. Call the Listing Agent for an information package.

Bridge/Sheridan Lake. Louise Cleverley \$399,900 MLS# N4505940

**CARIBOO PERFECTION!** 

Immaculate custom built 2 bdrm/2 bath log home with matching huge 1,890 sg. ft. log car garage/workshop all on park like acreage in the central Interlakes/Hwy 24 recreational area. Starting with a great log arch entrance gate entering this manicured 5 acre property, close to popular Fawn Lake will impress even the most discriminating buyer. The 2009 built log home is finished to perfection, bright open design, quality country kitchen, wide plank wood flooring. Big front and back



**COUNTRY LAKES REALTY** 

**RE/MAX** 

REALTY

LAKES

**RE/MAX COUNTRY** 

LAKES REALTY

COUNTRY

COUNTRY

**RE/MAX** 

REALTY

S

RE/MAX COUNTRY LAK

#### LOTS OF SPACE AND PRIVACY

Attention Horse Lovers! Own 137 sprawling acres, nice pasture land and forested areas, adjacent to crown land trails and close to Montana Lake in the beautiful South Cariboo. Spectacular valley views from the large sundeck of the custom designed two level full basement 5,200 sqft home/lodge with beautiful commercial kitchen. Separate heritage log cabin plus four additional selfcontained quality built 22 x 18 log guest cabins. Used to be run as Montana Hill Guest Ranch in the past. Welcomes new owner and ideas to restore to its previous glory or keep as your private retreat. Owner would also consider a trade. Great potential and value at a very attractive price, below assessed value and replacement costs! Montana Lake. Martin Scherrei



#### **INCREDIBLE HORSE LAKE VIEW** ACREAGE!

One has to see it to believe it! The moment you enter this character, full basement, log home rancher you will be taking in one of the most amazing views in the entire Cariboo region. Unobstructed easterly view overlooking the entire majestic Horse Lake and Valley beyond. Open concept layout, rock fireplace in the sunken living room, charming country kitchen. Large wrap-around sundeck taking advantage of the sunshine all day. Daylight basement has another 2nd fireplace plus large family room and 2 additional bedrooms. The 17 acres are ideal for horses or has potential for subdivision into smaller lots. Huge green house for the gardener and triple car garage for the hav Horse Lake. Martin Scherrer



#### **EXQUISITE HOME ON PICTURESQUE ACREAGE**

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 xfenced. Enjoy the early sunrise and beautiful colourful sunsets. No expense spared in design and finishing this exquisite home. Bright open livingroom with rock fireplace, spacious office and formal dining rm, also with fireplace. Dream gourmet kitchen, commercial grade stove, and appliances just one more feature. Spacious master with a luxurious ensuite. Fully finished upstairs, large guest bedroom, 4 pc bathroom, library with fireplace, plus 2 large rec rooms. Fully wired and heated shop for handyman. Sheridan Lake. Martin Scherrer \$699,000

### <u>Visit our</u> website @ www. cariboorealestate .com

#### **MAGNIFICENT LOG HOME W/VIEW & BRIDGE LAKE WATERFRONT ACCESS!**

Enjoy true country living with all modern amenities on over 2 acres with spectacular south-easterly to south-westerly views over Bridge Lake, which will satisfy the most discriminating buyer. Professionally built 3-bedroom log rancher with geothermal in floor heating throughout, vaulted ceilings on the main level, one half-bath for guests, bright and airy hexagon shaped living room with unobstructed lake views, two-sided rock fireplace connects to spacious gourmet kitchen with all new appliances. Wake up in the master bedroom facing the lake with a deluxe en-suite. The fully finished walk-out basement with lake views, offers a studiosized bedroom with fireplace connected to a full size bathroom and additional bedroom, as well as brand new sauna/rec room, storage area, laundry with new washer/dryer and double car garage. Quality brand new 16x30 shop for extra storage. A short walk following a meandering trail will take you to the quiet Bridge Lake bay with beautiful gravely waterfront. Take advantage of cheaper property taxes while enjoying all recreational activities of a waterfront home. Rare combination of one of the most prestigious homes in the Interlakes area and well cared for. Truly a pleasure to show!

Bridge Lake. Martin Scherrer MLS# N223360



**CARIBOO PERFECTION!** Immaculate custom built 2 bdrm/2 bath log home with matching huge 1.890 sg. ft. log car garage/workshop all on park like acreage in the central Interlakes/Hwy 24 recreational area. Starting with a great log arch entrance gate entering this manicured 5 acre property, close to popular Fawn Lake will impress even the most discriminating buyer. The 2009 built log home is finished to perfection, bright open design, guality country kitchen, wide plank wood flooring. Big front and back sundecks taking advantage of sunrise and sunsets. Fenced dog kennel and lots of RV parking space for guests. Ultimate workshop for the handyman. Property suitable for horses with access to crown land. trails and fishing. Pleasure to show! Fawn Lake, Martin Scherrer

\$525.000 MLS# N224696



#### For the discriminating buyer, this 108 home has everything you could want. A lake view, a fabulous great room, 4 bedrooms (could be 5), a den/office, 4 baths, 3 fireplaces and a weight room. This custom built home nas many new updates and was protes sionally renovated sparing no expense. The home has a 4-zone climate system with a forced air furnace and air conditioning as well it is wired for a generator. The property has been professionally landscaped and is easy maintenance featuring an underground sprinkling system and the use of perennial plants. There is lots of room for the toys in the double attached garage and the separate shop. A must see. 108 Mile Ranch. Diane Cober

MLS# N223017 \$475.000

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



#### **HORSE LOVER'S DREAM**

Spectacular log home on 91 private acres. Home boasts a floor to ceiling rock fireplace, 3 year old well, new metal roof and ceiling insulation, new ensuite, and wrap around deck. A barn with 220 wiring, a 48x8'6 ft container shop and 12x48 ft greenhouse, makes this property a gardener's delight. Perimeter fencing, water rights to a high producing year-round spring on the property, bordering on Crown land with trails for all your recreational desires. This is a horse lover's dream. Easy access off a paved road but with complete privacy. Lac la Hache. Barb Monical

MLS# N214224 \$460,000



#### TRUE CARIBOO PROPERTY!

Your own little kingdom! If space and privacy is what you are looking for, this one could be for you! Large 4 bedroom country home on 124 acres had extensive updating done and sits on an elevated building site offering nice views over meadows. Several outbuildings and good fences: established hav fields and pastures. Adjacent to Crown land. Artesian high volume well, extensive trails throughout, seasonal creek and pond. All this only about 15 minutes from 100 Mile House, 10 minutes to Green and Horse Lake. Truly a great South Carihoo property! Lone Butte. Martin Scherrer

\$429,000 MLS# N218675



#### PRIVATE SETTING ON 33 ACRES YET **CLOSE TO SHERIDAN LAKE SHOPPING** AND RESTAURANTS

3 bedroom rancher with walk out level. Large wrap deck with covered porch area to take in that fabulous southwestern view-scapes and for those family BBQs. There is an approved airtight wood stove in main living area, keeping the living room and kitchen toasty warm. Bay window in living room. Large master with a walk in closet and a 3 piece ensuite. 1 year old high efficiency furnace and many recent updates This fenced property was set up for horses complete with box stalls, a corral, and a 90x200 ft riding arena Conveniently located near the areas major trail plan, lakes and shopping.

MLS# N220666 \$415,000



#### MARVELOUS VIEW

Sheridan Lake view and access! This meticulously maintained log/frame 3 bedroom has a marvelous westerly view. Very open, spacious design with large deck facing Sheridan Lake. Huge detached 2-car garage with separate shop area. Over 5 acres park like property just minutes to shopping. Bonus: the property does have a driveway easement to Sheridan Lake waterfront access! Sheridan Lake. Martin Scherrer



#### **POPULAR GREEN LAKE VIEWS!**

Enjoy the wonderful view of Green Lake from this 4 bedroom log home on North Green Lake Road. Open floor plan, vaulted ceiling, oak flooring and a brand new kitchen are just some of the features of this well built home. Double carport has a 24x40 attached workshop. This property is located across the road from reserved park land. Contact LB for feature sheet. Green Lake. Diane Cober



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

Executive living right across the road from popular Deka Lake. Great views of the lake and a minute from launching your boat. Quiet location at end of road compliments this 0.90 of an acre. Huge 2 bay garage/shop wired for 220. 3 RV Pluas for your quests. Fully finished lower floor with separate access. In floor heating, and the list goes on, ultra clean, well built 4 bedroom home. Book a showing today! Deka Lake. Robert Young \$379.000

MLS# N221998



PRIVATE - 2 HOMES ON 80 ACRES Perfectly set up for horses and other farm animals, fenced and cross fenced with corrals and meadow pastures that have produced 10 tons of hay. Two homes both 3 bedrooms/2 bath, with RSF wood-propane heating system. 3100 sq ft in the main house plus 2700 sq ft second house both new roofs in 2008. Very rural living with all the privacy and isolation one might want, surrounded by Crown lands for great wildlife viewing, trails for riding, peace and quiet. Ideal arrangement for two families to share the land with 2 wells and 2 lagoons. Approx. 30 kilometers to 100 Mile House. Viewing must be with a real estate agent, so call today! Forest Grove. Darrel Warman



#### **CUSTOM QUALITY BUILT HOME** W/LARGE SHOP!

One time owner! Custom built on 0.7 acres with high end quality, beautiful built-in oak features attached dble garage and detached 26'x26 shop. Lovely lot with fenced backyard, walking trail to Walker Valley across the road and two largevinyl covered sundecks to enjoy the peaceful neighbourhood. Built in 1994 with lots of storage, 2-N/G fireplace inserts, huge master bedroom with large walk-in closet & roomy ensuite. Warm oak accents the house with large pantry, built in book shelves and large island in the spacious kitchen. Great office in the basement, ideal for home based business. Lots of room for RV storage too. Large kitchen. eating area and separate dining room. Family living at it's best!

108 Mile House. Darrel Warman \$379,000 MLS# N224182



REALTY

**RE/MAX COUNTRY LAKES** 

REALTY

**RE/MAX** 

**COUNTRY LAKES REALTY** 

Custom built home on a landscaped lot at the 108 Mile Ranch. The home features a vaulted ceiling, natural gas fireplace, hardwood and tile flooring, a great kitchen and sliding glass doors to the back deck. Master bedroom has a walkin closet and a 3 piece ensuite. 3 bedrooms on the main floor and 2 down. The basement is partially finished and has a bright and spacious family room. The lower level also has a work-MLS# N218359



MILLION DOLLAR VIEW OF GREEN LAKE! Your dream log home with a million dollar view overlooking Green Lake just a 4 hours' drive from the lower mainland Just across the road is a public access used by only a few local people, use it as your private sandy beach. Solid maple kitchen that flows into the living room. Relax on the covered deck and take in the great lake and mountain views. Newer high efficiency furnace. Three bay shop has 220 power and water.

Green Lake. Barb Monical \$365.000



#### SPACIOUS HOME WITH INCREDIBLE LAKE VIEWS!

Watch the spectacular sunsets over the 108 Lake from this well maintained home. Situated on 1.63 ac. This property has access to the 108 trails, the 108 Golf Course and the 108 Lake. Bright and spacious open floor plan features a stone fireplace in the living room and sliding glass doors to the large deck. 2 bedrooms up each with their own ensuite and 1 bedroom on the main. The main bath has a brand new state of the art steam shower. The lower level is completely finished and ready for you to kick back and relax. The double garage is fully insulated and has wood heat. The property is landscaped and the backyard is fenced. This is a complete package just ready and waiting for new owners. 108 Mile Ranch. Diane Cober \$359,900 MLS# N224496



#### **COUNTRY LIVING AT IT'S FINEST**

10 fully fenced acres. Just bring your horses and watch them graze while you enjoy the view of Mt. Timothy. Level entry from the front and level entry to the basement from the back. 750 square foot garage/shop with 220 wiring. 3 large bedrooms on the main with 2 full baths. In-law suite in the basement with the third bath. 20x40 pole shed, corral with sand ring, 4 ponds. Do your kids need a safe place to ride their trail bikes or build their tree fort? Catch the school bus at your property. Close to Ruth Lake and the Forest Grove community. Twenty minutes to 100 Mile House. Forest Grove. Barb Monical

\$359,000

MLS# N222419



Sheridan Lake. Robert Young





**RE/MAX COUNTRY LAKES REALT** 

REALTY

**RE/MAX COUNTRY LAKES** 

REALTY

LAKES

**RE/MAX COUNTRY** 

REALTY

S Ш

LAK

COUNTRY

**RE/MAX** 

#### THIS HOME HAS IT ALL!!

Be on holiday everyday! This amazing 3,400 sq.ft. log home has incredible lakeviews and incredible privacy. It has it all! 4 bedrooms, vaulted ceilings, Douglas fir floors, 2 fireplaces, a great big kitchen (a cooks dream), an office with a separate entrance and outstanding south facing sundecks overlooking a bird and wildlife lovers dream. The master suite is luxurious with a huge walk in closet, fireplace, and separate shower and bath. Located on the 108 Mile greenbelt and attached to the Walker Valley. Hiking, jogging, biking trails right from your doorstep. This property gives you all the privacy you can imagine. 108 Mile Ranch. Martin Scherrer \$355,000 MLS# N217654



#### LOG HOME ON 6.7 ACRES NEAR YOUNG LAKE ACCESS

2,110sf log home on 6.57 acres near Young Lake. This 2 bedroom (could be 3) home is set up to run on generator and solar. Included are most appliances, 10kw generator, solar system, hide-a-bed, 5000 watt generator, and some furnishings. There is a building for the generator and a storage shed, a greenhouse under construction and miles of Crown land out back. Come join the other lucky owners of "off the grid" Young Lake properties



#### **CUSTOM BUILT RANCHER -**WITH LARGE GARAGE/SHOP

Beautiful retirement home close to Deka Lake. 1,960 sq. ft. custom built rancher is sitting on 1.2 acres and only a 2 minute walk to a nice public access to the Lake. This home is filled with special features such as a large gourmet kitchen with custom built oak cabinets & marble countertops, a great place for the whole family during the holiday get-togethers, formal dining room overlooking the landscaped front yard & living room with cozy propane fireplace. Storage shed & 30 x 60 garage/shop for all the toys. There is lots more so give me a call for the full list of what this home has to offer. More photos at www.louisecleverley.com.

Deka Lake. Louise Cleverley MLS# N222349 \$339,900



#### **GREAT PRIVATE ACREAGE!**

2,000 sq ft full basement log home under construction on almost 40 acres with approx. 30 acres in hayfield, balance useable for pasture. Sunny south facing and very private location just a few minutes away from Horse Lake on Doman Rd. Mobile home with addition and log cabin housing sophisticated solar energy system and generator. Crown land adjacent and only a short walk to pristine wilderness lake. Nice, clean and quality set up. Ready for your personal finishing touches.

Horse Lake. Martin Scherrer \$330,000 MS-8761



Like it new? Quality 3 year old 2 bedroom home. Second bedroom has its own bath-

room & wet bar. Could be used as home office or studio with own entrance. New 40x30 fully finished shop with 10' door, additional 15x26 garage attached to house. Private culde-sac location on 1.6 acres in the popular Anderson Subdivision only 15 minutes to town

Horse Lake. Martin Scherrer MLS# N223358 \$329,900



Cute and cozy log home with very nicely landscaped vard, 30x30 insulated shop with wood stove and natural gas radiant heat. Greenhouse, gardens with a distant view of Horse Lake. Very private 2.81 acres with paved drive-thru driveway. Situated in the popular Imperial Ranchettes with only a 10 minute drive to town and a 5 minute jaunt down to Horse Lake

#### Horse Lake. Brad Potter MLS# N220664



COMPLETELY UPGRADED LOG HOME

Quality throughout this well-maintained and totally upgraded 3 bedroom, 2 bath log home in quiet area of the popular 108 Mile Ranch. Relax on your wrap-around covered deck off living room or dining room. Highend hardwood flooring, mason tile in kitchen, UV-water treatment to kitchen & ice maker, built-in vac, new gas range & new bottom freezer fridge. Also wired workshop/storage bldg & much more. Book a viewing today. 108 Mile Ranch. Robert Young



**PRIVACY WITH A VIEW!** Country living within 10 minutes to town! Enchanting log home on 2 levels on 10 sprawl-

ing acres. Nice fir trees along the meandering driveway. Lots of level open pasture. Open design in this quaint log home with large covered sundeck with hot tub! Adjacent double carport and a couple of shed/ barn. Established garden. Reasonably priced to sell! 100 Mile House. Martin Scherrer

\$299,900 MLS# N217823





#### **FAMILY WANTED!!**

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

108 Mile Ranch. Diane Cober \$299,900 MLS# N217317



**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 acres is cleared, sunny and a stone's throw from Lac des Roches Lac des Roches. Klaus Vogel

MLS# N224680 \$299.900



#### **PRIVATE LOG HOME**

Private setting overlooking Walker Valley (greenbelt). Enjoy the view from the spacious sun deck of this open designed log home. Easily update this open designed kitchen, dining room and living room. 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. Walk out your door to miles of trails in Walker Valley along the ponds for birds and wildlife. Double car garage with half insulated and heated for a work shop. Basement is unfinished except for the third bedroom with a outside entrance.

108 Mile Ranch. Barb Monical \$299,000 MLS# N210870



SPACIOUS FAMILY HOME Spacious family home on 0.71 ac at the 108 Mile Ranch. This home has 3 bedrooms, 3 baths and a finished daylight basement. Open concept living on the main floor is great for family gatherings, featuring a large bright kitchen, lots of cabinets and a large island. The sliding glass doors open to the sunny deck overlooking the backyard. 108 Mile Ranch. Diane Cober MLS# N223426 \$295,000





#### UPDATED RANCHER WITH FINISHED **BASEMENT AND A MILLION DOLLAR VIEW!**

Very tastefully renovated rancher with a full basement overlooking the beautiful Walker Valley Ducks Unlimited ponds. A million-dollar south-western exposure view. On two sides, are greenbelt trails, for lots of backyard privacy. 2005-6 renovations include: new vinyl thermo-windows upper floor, oak hardwood in dining and living room, hand crafted pine interior doors and moldings, N/G hot water tank, Berber carpet and blow-in insulation added fully painted in and out, with new kitchen in 2011. The backyard is fully fenced w/greenhouse, storage shed and workshop attached in single car garage. The quality and workmanship makes this updated home a true pleasure to show! Call for more pictures and detail

108 Mile Ranch. Darrel Warman \$295,000 MLS# N224624



CUSTOM HOME ON LARGE ACREAGE Custom built home on 5 acres just 15 minutes from 100 Mile House. Cherry wood cabinets. Italian tile flooring, and the hot tub in the sun room that has special fans to control the moisture. The home is 2160 sq ft, has 3 bedrooms and 2 baths. The property is landscaped, fenced and has gardens, a greenhouse, patio brick sidewalks. The property backs onto Crown Land with a large pond behind the house. Large 2 car garage and lots of parking areas. This home must be seen 100 Mile House, Diane Cober

\$295,000 MLS# N224598



#### NEWLY UPDATED HOME IN THE **HEART OF LAC LA HACHE**

New siding, new roof, new kitchen, etc. Master bedroom and office on the main and 2 bedrooms down. Large shop with 13' ceiling, the property features gardens, a gazebo with a fire pit, a pond, storage sheds and is completely fenced. Located just off Highway 97 for easy access. See LB for list of improvements. Lac la Hache. Diane Cobe



#### Well maintained 4 be oom home at the 108 Mile Ranch. This home has been lovingly cared for and is in immaculate condition top to

**IMMACULATE CONDITION** 

bottom. 2 bedrooms up and 2 down. Spacious master bedroom has a walk-in closet and ensuite. The living room overlooks the greenbelt and has a view of Watson Lake from the deck. The oak kitchen complete with island is bright and sunny. The completely finished lower level has a large family room with access to the backyard. Nice home, great street just waiting for new owners. 108 Mile Ranch. Diane Cober

\$289,900 MLS# N219257



**RENOVATED LAKE VIEW HOME** 

Lake view home at the 108 Mile Ranch. This home has been recently renovated, including a brand new kitchen featuring granite counter tops, stainless appliances, new flooring, and fresh paint. The master bedroom suite has a walk-in closet, a n/gas stove and a deluxe 4 pce ensuite. Great views of the lake from most rooms on the main floor. The lower level has 2 bedrooms, heated tile flooring in the entrance and the 3rd bath making this an ideal location for an in-law suite. Double garage and carport for all your vehicles. This home is a must see. Quick possession

REALTY

**RE/MAX** 

**COUNTRY LAKES REALTY** 

**RE/MAX COUNTRY** 

LAKES

REALTY

**RE/MAX COUNTRY** 

LAKES

REALTY

**RE/MAX** 

0

UNT

꼰

LAKES

π

Π

108 Mile Ranch. Diane Cober MLS# N222365 \$289,900



WHEELCHAIR FRIENDLY HOME

Here it is! All your living on the main floor with full wheelchair access, wide doors and hallway, front ramp, safety bars in bathrooms, step in low sill shower, washer and drver also on the main floor. Bright 1994 home on 0.82 acres, built with seniors in mind. Cozy sun room, great southern exposure off vinvl covered sundeck with easy access to front garden patio. Paved driveway with spacious 21' X 30' double garage with room for workshop. New roof in 2012, greenhouse and raised veggie garden beds with tiered landscaping. Greenbelt trails to the Walker Valley across the road. Quiet neighbourhood. Unfinished basement has rough in bathroom and lots of room for you to create your own space. Call today for your viewing! 108 Mile Ranch. Darrel Warman



#### **PERFECT FAMILY HOME & ACREAGE**

10 minutes to town on 6 3/4 acres at the end of quiet maintained road. Crown land adjacent to play in. Just up from popular Horse Lake for year round recreation. Set up with solid barn for your horses and chicken coop for fresh eggs at breakfast. Adjacent 6 3/4 acres is also available on MLS with newer modular home - ideal set up for Grandma and Grandpa and built in babysitters. 100 Mile House. Brad Potter



#### ATTACHED WORKSHOP ALL LIVING ON THE MAIN FLOOR Quiet street in desirable 108 Mile Ranch, lovely well

maintained rancher with a full basement on large naturally landscaped lot. New N/G furnace Jan. 2013, storage shed & lots of space in the backyard to store your RV, boat or trailer. All your living on the main floor including 3 bdrms/2 baths & laundry. Basement finished & well suited to an in-law suite. Large bedroom down, 3 pc bath & spacious family room & area that would make into a kitchen quite easily. Paved drive, 2 car garage in area of nice homes. Lots of warm oak cabinets in kitchen with many "added features" like wire racking & slide outs. Spacious vinyl back deck w/roll out awning, trails to Walker Valley close by. Kennel in backyard. 108 Mile Ranch. Darrel Warman \$269,900







REALTY

**RE/MAX COUNTRY LAKES** 

**COUNTRY LAKES REALTY** 

**RE/MAX** 

LAKES REALTY

**RE/MAX COUNTRY** 

LAKES REALTY

**RE/MAX COUNTRY** 

Cell:

#### **GREAT FAMILY OR RETIREMENT** PACKAGE!

Walker Valley view home. 3 bedrooms, 2 baths and a fully finished walk out basement located on the 108 greenbelt. The exterior of the home has been freshly painted for a brand new look. There is a brand new 24x30 double garage/workshop, with a 2 pc bath, heated, wired and fully insulated. Great for all the vehicles/toys. The property is professionally landscaped and easy maintenance. . 108 Mile Ranch. Diane Cober



**UPDATED & ROOMY LOG FAMILY HOME** Comfortable log rancher with full basement, on quiet end of cul-de-sac, on large 0.85 acre lot that backs onto huge buffer of greenbelt. Updated kitchen with maple cabinets and large island. Spacious family style home with room to create a recreation room in the basement. Three good sized bedrooms up, two down. Laundry/boot room off the main door. Neighbourhood of nice homes.

community transit and school bus just a short 5 minute walk to the corner. 3 bright skylights bring in the natural daylight to the living room, dining room and kitchen. Ideal family home, call today for a viewing!

108 Mile Ranch. Darrel Warman MLS# N224608 \$259.900



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 bedroom, 2 bathroom rancher comes with a huge sundeck to take advantage

of the marvelous sunsets and views. Located directly behind a Horse Lake access and only 15 min. to 100 Mile. Double carport, storage and workshop area. Covered fish cleaning station and B.B.Q. 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 Horse Lake. Martin Scherrer



Sold on Giving

(250) 395-0428

REMA



#### **10 ACRE - LAC DES ROCHES VIEW**

This elevated cottage is located on a 10 acre lot across from the Scenic Lookout at beautiful Lac des Roches. Fully wired, insulated and framed for 3 bedrooms and 3 bathrooms and has approved septic. New drilled well. Great location in the midst of many fishing/ recreational lakes and miles of Crown land for you to access the areas major trail plan. Use as your cottage while working on finishing. After fishing, quadding, sledding you can sit back and enjoy the warmth of the airight wood stove and the fantastic views! Lac des Roches. Robert Young

\$253,000 MLS# N218059



SPACIOUS UPDATED FAMILY HOME WITH LAKE VIEW

Come and take a look at this 4 bedroom home on a quiet cul-de-sac. The property overlooks the 108 greenbelt and has a view of Watson Lake. Many updates include a new kitchen, flooring, windows and roofing. The spacious master bedroom has double closets and a 4 pc ensuite featuring a jetted tub. Nice sundeck over the garage is plumbed for a natural gas BBQ. A great family home on a large sunny lot. Call today for an apt. to view. 108 Mile Ranch. Diane Cober

MLS# N224271 \$249.900

**13+ ACRES LONE BUTTE** 3 bedroom, 1 bath bungalow complimented by a 3500 sq.ft. 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 Lone Butte. Robert Young

\$249,000 MLS# N218876

A Beautiful Place to Play

A Beautiful Place to Visit

An Even Better Place to Live!



#### **HOBBY RANCH POTENTIAL**

Nice country living in this heritage home with Hwy. 24 frontage and over 49 fenced and xfenced acres. The house features 3 bdrms, large living room and center staircase. There is approx. 25 acres in hay land, the rest consists of cleared and treed pasture. Outbuildings include horse shelters. Great hobby ranch potential miles of trails through Crown land close by

Bridge Lake. Klaus Vogel \$249,000 MLS# N218405



#### **BUNGALOW STYLE HOME WITH OPEN FLOOR PLAN**

Conveniently located close to community transit bus and school bus, great starter home or for those wanting all your living space on one floor. Fenced back yard for the dogs or kids! Large back sundeck. Spacious sunken family room and door to the outside. Lovely open floor plan with kitchen & large eating area, vaulted ceilings and the living room has a natural gas fireplace for cozy comfort. Perfect size for seniors wanting to downsize. Master bedroom has 4 piece ensuite with walk in closet. Sturdy storage shed in back vard. Very close to the greenbelt walking trails of the 108. Bay windows in kitchen add a nice touch to this bungalow style home.

108 Mile House. Darrel Warman MLS# N221684 \$249,000



LARGE PRIVATE HOME ON 19 ACRES Solid, large family home with 4 bdrms and mainly unfinished basement. Outside wood furnace, natural gas fireplace separates family room and living room. 19 acres with privacy but only 20 minutes to town and 5 minutes to Lone Butte Store. Lone Butte. Brad Potter \$245,000

MLS# N224213



#### WELL MAINTAINED HOME!

Looking to downsize with all your living on just one floor? Then this cozy rancher on very quiet street in desirable 108 Mile Ranch. Built in 1997, this functional home has 3bdrms/2bath, open kitchen/living room floor plan and large deck to a very private back yard. Enclosed and insulated garage, storage shed out back and brick patio off the front entrance. Pot lights, skylights and large windows make this a very bright home. Spacious kitchen with island, lots of cabinets and walkin pantry. Recent updates including painting, moldings, new dishwasher, n/g kitchen stove, some light fixtures. Easy care grounds & great neighbourhood. Call for a viewing today. 108 Mile Ranch. Darrel Warman



LOG HOME ON PICTURESQUE ACREAGE Bright 2 bdrm & den, 2 bath log home with full walkout basement on 8.643 ac located just off the Fishing Hwy 24 just west of Lac des Roches. Each bedroom complete with 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. There is a covered wrap deck, accessible from ground level or via the double set of sliding doors off of 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 and has a sunny south/south westerly exposure.

Bridge Lake. Louise Cleverley MLS# N224874 \$239.900



#### QUIET NEIGHBOURHOOD END OF CUL-DE-SAC **BORDERING CROWN LAND**

Arts and crafts look bursting with charm and uniqueness. 3bdrm/2bath with split level living room. Totally renovated in 07/08 with some original features still built in. Very private back yard, 5 minutes to 100 Mile House. Bordering crown land and trails that go on forever, this is an ideal spit for those of you with ATVs, dirt bikes, snowmobiles or if you just enjoy hiking. Multi-level floor plan adds much of the charm. 2008 new well and hot water tank. WETT inspected wood heater in shop. 9' ceiling with crown moldings, warm maple cabinets and new bathroom fixtures. Check it out, you will fall in love with it! 100 Mile House. Darrel Warman \$235,000 MLS# N219573



E/MAX COUNTRY LAKES

REALTY

ת

E/MAX

**COUNTRY LAKES REALTY** 

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

#### **BEST VIEWS OVER WATSON LAKE!**

One of the best southern views out over the Watson Lake and community pastures, towards the Walker Valley. This 4 bedroom home sits on a lovely 0.75 acre lot at the end of a quiet cul-de-sac at desirable 108 Mile Ranch. Great family home with some upgrades. Small 3-stall barn used as storage, attached workshop, covered upper deck and sunroom area off the basement. Original floor plan with original style arched doorways, some windows have been replaced with thermal ones, some newer mouldings, laminate in the living room and additional upgrades in progress. Park like lot with circle driveway and large evergreens. Log facade exterior with large upper deck to enjoy the vistas that await you. Great starter home!

108 Mile Ranch. Darrel Warman \$235,000 MLS# N223973



UNIQUE UPDATED HOME

Immaculate 3 bedroom, 2 bathroom home in 108 Mile Ranch. The newly updated home sits on a 0.52 acres lot and includes a tree house for the kids as well as a nice storage/ garden shed. Come and enjoy the southern exposed sundeck and all the recreational activities this area has to offer. Close to golf course, lakes and 100 Mile House. 108 Mile Ranch. Klaus Vogel



#### 2 YR OLD CUSTOM BUILT

2 bedroom rancher on guiet no thru road at Deka lake, only minutes to the areas huge trail system for your guad or sled, and only a couple of blocks to the fantastic fishing on Deka Lake! Deep soaker tub and Japanese style, cedar accent shower. High efficiency woodstove with backup baseboard heating. Built as a retirement home but plans have changed so time to sell. Lots of extras including 35 year roofing, expansive decking. Great retirement or recreational home. Deka Lake. Robert Young

MLS# N224342



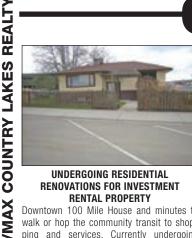
RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY



100 Mile House, BC, V0K 2E1



\$229.000



Downtown 100 Mile House and minutes to walk or hop the community transit to shopping and services. Currently undergoing renovations to create a residential rental unit. You can't get any more central than this. 3bdrm/2bath with lots of storage off the basement

RE

**RE/MAX** 

ALTY

2

LAKES

COUNTRY

**RE/MAX** 

100 Mile House. Darrel Warman MLS# N216137 \$224,900



**BONUS - LARGE FULLY FINISHED SHOP!** Ideal 1995 modular home of 2x6 construction for heating efficiency. Huge fully finished 40x28 shop with N/G overhead heat and 200 amp service. Spacious kitchen with warm oak cabinets, vaulted ceilings in large living room, 2 bedrooms at one end with 4 pc bathroom, master bedroom at the other end with 2-way entry ensuite, layout provides great privacy. School bus route, grocery store, Legion, curling rink, library all just 2 blocks way for community gatherings. Outbuilding for storage. Large enclosed porch or boot room and deck with hot tub. Great location for all those outdoor recreational buffs, with fishing, hunting, snowmobiling, ATVing & so much more. Nicely set up for those wanting day to day living all on main floor. Forest Grove. Darrel Warman MLS# N218451 \$214,900



**GREAT 4 BDRM STARTER HOME** 

Great starter home in the 108 Mile Ranch. 2 bedrooms on the main and 2 bedrooms on the lower level. The main has an open floor with doors from the dining area to the back deck. There is a deluxe ensuite with a large soaker tub, separate shower and double sinks. The lower level features a spacious family room, tile flooring and a separate entrance. Large lot (0.8 ac.), close to golf course, elementary school and the 108 Lake. 108 Mile Ranch. Diane Cober



**CUSTOM BUILT RANCHER** 

Retirement, investment or first time buyer's - check out this well maintained rancher located just outside of 100 Mile House on a paved road. This home was custom built for the present owner with 2 bedrooms, 4 pc bath, open floor plan with a natural gas fireplace in the living room. Attached garage, storage shed, fenced yard for the pets and a level 0.61 of an acre property completes this exceptional package 100 Mile House. Louise Cleverley

MLŚ# N215578 \$209,000





#### UPDATED LOG HOME ON ACRE

Very nicely updated log home with quality log finishing, neat as a pin too! Large one acre lot with manicured lawns and garden beds surrounding the house, with privacy from natural looking forested area to the back of the property. Walker Valley and the Ducks Unlimited ponds, for the avid bird watcher, are just minutes away. Basement has 2 bedrooms, laundry and family room. Main floor is a cozy area with pellet stove, master bedroom, vaulted ceilings and access to quaint upper loft, suited to office space, guest room or kids play area. Horses are welcome here, with riding trails close by. Detached workshop and RV parking available. 12'x22' sundeck has lattice privacy wall. Move right in and just enjoy the coziness of log. 108 Mile Ranch. Darrel Warman



LAC DES ROCHES LAKE

This beautifully maintained log home would make a great full time home or recreational get-away. There is a workshop in the back and a great gazebo to sit and relax, while looking over the perfectly manicured grounds. Walk down to the public access onto Lac des Roches for swimming, fishing or boating Lac des Roches. Klaus Vogel

MLS# N224679 \$199.000



PRIVATE HOME CLOSE TO TOWN

10 minutes to town and at the end of the cul-de-sac for total privacy. Crown land at the end of the road for miles of trails for ATV's or horses. 2005 modular home with 2 bedrooms and open floor plan. Set up with new well and septic, natural gas and recently subdivided from adjacent 6.8 acres also available on MLS#N220635. Ideal set up for family and in-laws next door. Property is level with field and trees and a four stall open storage building for all the toys. 100 Mile House. Brad Potter



WALK TO ALL AMENITIES! Want to be in a central 100 Mile House location? Newly refurbished 4 bdrms, 2 bath family home. There is a attached 600 square foot storage area with separate entrance. Huge sundeck in the large private backyard. single garage plus storage shed. Back lane access as well frontage on Cedar Ave. Lots of possibilities here!

100 Mile House. Martin Scherrer MLS# N217413 \$189.000





HORSE LAKE VIEWS!!

Spectacular views of Horse Lake from just over 2 acres. This bright and cozy well maintained home has had lots of updates. The property is fully fenced with a workshop and car shelters. Beautifully landscaped with established garden, shrubs and trees. Would make an excellent starter or retirement home. Only 10 minutes to town in the popular Imperial Ranchettes. Priced to sell! Horse Lake. Debbie Popadinac MLS# N222887 \$185,000



**BELOW ASSESSED VALUE!** 

Yes, it is \$52,900 below assessed value! This is a great location for recreational activities such as ATV-ing, snowmobiling, hunting, fishing, hiking, biking and more. There is a great trail system in the area and you can go on for ever! Located just minutes to pristine Pressy Lake boat launch for your quiet boating and kayaking pleasure. Property includes a large heated double garage for storing all the BIG BOY TOYS. Quiet neighborhood with very few year round residents for those weekend get-a-ways, you are an hour closer to the lower mainland than 100 Mile House and area. Two pellet stoves and baseboard heaters provide cozy comfort. Vacant and quick possession is possible. Pressy Lake. Darrel Warman

\$185,000 MLS# N219603

Looking for the perfect property or thinking of selling? We can help! 100 MILE HOUSE 250.395.3422 or 1.800.731.2344 INTERLAKES 250.593.0131 or 1.866.593.0131

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





Stephen Pellizzari Notary Public

Tel: 250.395.4545 Fax: 1.877.606.5385 spellizzari@telus.net

Cariboo Mall, 575 Alder Ave. PO Box 2105, 100 Mile House, BC V0K 2E0

# Levick Enterprises Ltd.

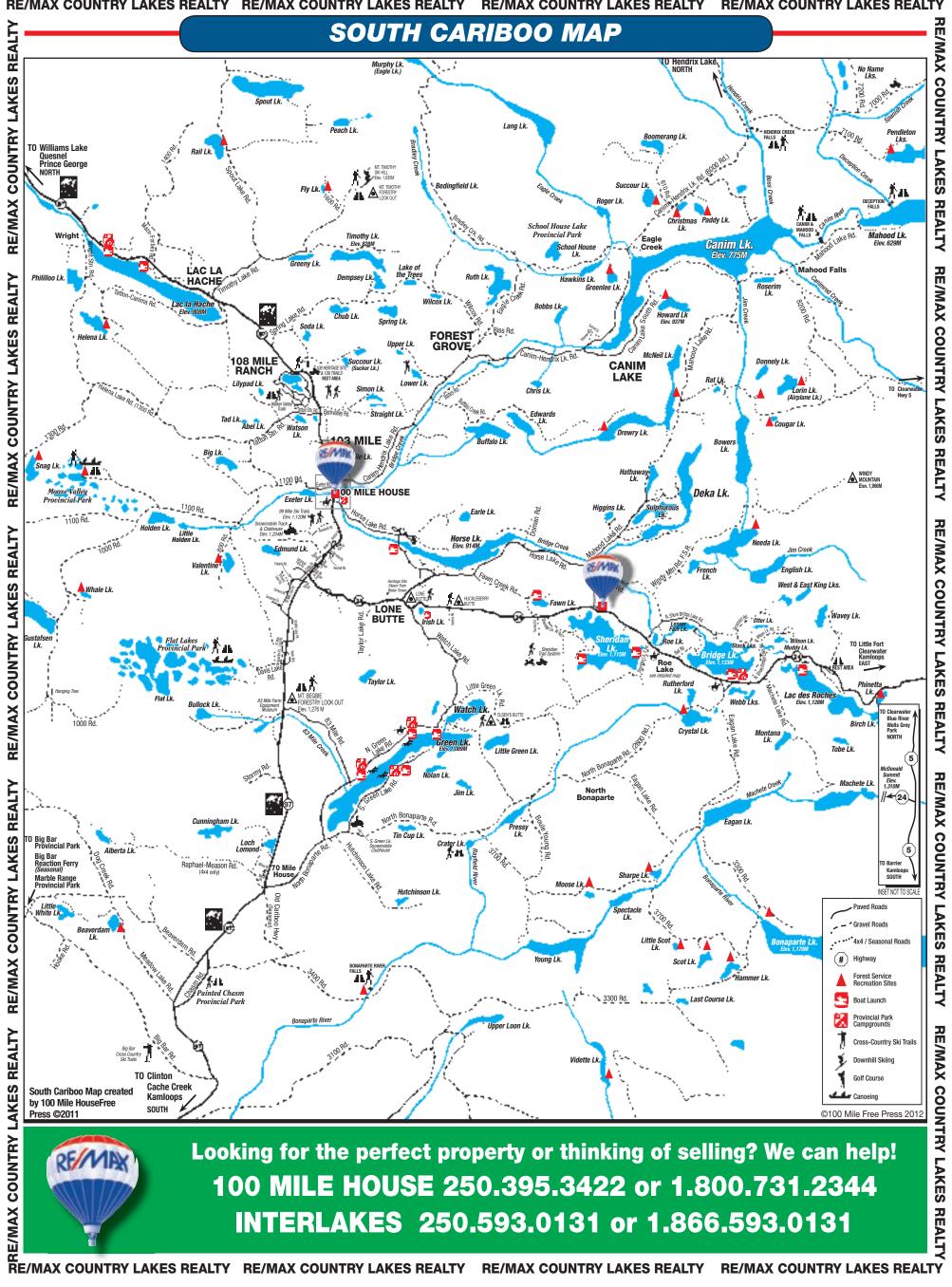
Sand, gravel Crushed rock Excavating

Land clearing Driveways Landscaping

Phone: (250) 593-4777 Fax: (250) 593-4747 levick@bcwireless.com 7260 Lakes Blvd., Interlakes Center, Sheridan Lake, B.C.

Looking for the perfect property or thinking of selling? We can help? 100 MILE HOUSE 250.395.3422 or 1.800.731.2344 INTERLAKES 250.593.0131 or 1.866.593.0131

Л



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

6



RE/MAX COUNTRY LAKES REALTY

REALTY

**RE/MAX COUNTRY LAKES** 

LAKES REALTY

COUNTRY

**RE/MAX** 

LAKES REALTY

**RE/MAX COUNTRY** 

REALTY

S

LAK

#### 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. Five level and nicely treed acres located close to a public access to one of the most pristine lakes in the Cariboo. The 2 bedroom manufactured home with addition gives you 1,452 Sq.ft. of living space with an open floor plan for the living room, kitchen and dining area, which is great for entertaining. Cozy family room with CSA approved wood airtight. Recent updates since 2010 include new drywall, flooring, most windows and forced air furnace as well as vinyl siding for low maintenance. Southern exposure with lots of large windows to let the sunshine in. Nice retirement package for year-round living. More photo's at www.louisecleverley.com. Bridge Lake. Louise Cleverley MLS# N224622 \$179,800



#### **COZY RANCHER IN QUITE CUL-DE-SAC** Just 6 minutes to 100 Mile House, this cozy rancher sits on a quiet cul-de-sac with Crown Land trails easily accessed just across the road. Large 0.92 acre lot, fenced with dog run in the backyard. Newer laminate flooring throughout, high 9' ceilings for a spacious bright feel. Long galley kitchen with lots of counter space. Roomy living rm/eating area with N/G corner fireplace also skylight and nook for computer desk. Two bedrooms and additional storage room off the laundry. Ideal starter home or for someone looking for all your living on one level. Attached storage shed, garden shed and attached insulated workshop/storage shed. Level lot with lots of space for RVs. Enjoy the new patio out front. Call for viewing today!

100 Mile House. Darrel Warman MLS# N224092 \$179,000



#### **11 PRIVATE ACRES**

Nicely treed property with over 11 private ac., located close to Bridge Lake access and Hwy. 24. The 952sf mobile is in very good condition and features 2 bedrooms, 2 baths, country kitchen and spacious living room. The package also includes a sundeck and a storage shed. Bridge Lake. Klaus Vogel



#### SNOWBIRD SPECIA

Minimum maintenance, maximum enjoyment. This perfect year round home or recreational cabin is on 0.86 ac, a corner lot. Yard is natural



This 1,600sf 2 bdrm home is great for a young family. Great price & close to all amenities in the Bridge Lake area. Open style kitchen/living room with sliding doors off eating area to lake view deck, wood burning fireplace in living room. Family room on walk out level with another wood stove for economical heating. Large garage/storage building. Buy now & be ready to enjoy close access to the lake for the entire summer. Walk to Bridge Lake Store & Elementary School. Bridge Lake. Robert Young

#### \$160,000 MLS# N207974



Large corner bungalow unit, in 55+ complex. Open concept with laminate flooring. This unit has 2 bedrooms and 2 bathrooms. Wide doors for wheelchair access. Enjoy the large garden and patio. Strata fee covers building insurance, driveway snow removal & building maintenance. Well maintained unit with storage area in garage. Very private yard with lovely flower beds, for those with a green thumb. Large foyer, lots of closets. Kitchen has warm oak cabinet, large window and sliding patio doors to the deck. Bright skylight in main bathroom. Pets allowed up to 12 inches, so you can bring your dog or

100 Mile House. Darrel Warman MLS# N222899 \$159,900



Priced to sell is this 3 bedroom home just 5 minutes from town. Bright & spacious with good sized rooms & lots of windows. 2 full baths, one on each level. Outside basement entry from the attached carport. Sundeck off the dining room with stairs down to the level fenced backyard with storage sheds. Good solid home at an affordable price.

100 Mile House. Debbie Popadinac \$159.900 MLS# N219904



## LARGE WORK SHOP

1995 Mobile home with 2" by 6" construction, located just 8 minutes from 100 Mile House on spacious .97 ac comer lot. Huge, fully insulated work shop, concrete flooring and CRD inspected wood airtight for heat. Two bedrooms and main athroom at one end, kitchen and living room in the middle and master bedroom and ensuite at the other end. Floor plan provides privacy for family and guests. Maple hardwood flooring in



#### **AFFORDABLE LAC LA HACHE HOME** Downsizing, starter home or retirement, this

is the perfect home. Master bedroom on main floor. Wheelchair accessible to the upstairs by chair lift. Upstairs has it's own bathroom, living room, small sink with cabinet and 2 bedrooms. Centrally located in Lac la Hache within walking distance to store, restaurants, community hall, OAP Centre, elementary school, post office, and public boat launch. Lac la Hache is well known , for fishing and water activities. Shop is 27x27, concrete slab foundation, fire proof insulation in ceiling, possible for natural gas heat and full size garage door to bring your vehicle in to work on or just get it out of the weather. Owner is only taking personal possessions so you can move right in.



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 bedrooms and room for more. Enjoy as your getaway or update to your style. Mainly open basement with one bedroom, laundry area, rec room area and a large area used as a workshop. 3.51 acres with lots of privacy, trimmed evergreen trees across the front blocks the view of the road. Fruit trees include apple & apricot etc. Canim Lake is about 20 miles long near Wells Grey Park and 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

#### \$149.000 MLS# N224482

Visit our website @ www. cariboorealestate.com



1,080 sq.ft., 3 bedroom home on 1.64 ac at Deka Lake. The insulating, wiring and siding has been done with permits and is ready for drywall. Pacific Energy woodstove with baseboard and backup heating. Close to the trail system and the lake for all the recreational fun you could imagine! What a great price for a recreational getaway. Deka Lake. Robert Young

MLS# N224517

\$149,000



#### **BOAT HOUSE/BUNKHOUSE**

Looking for a recreational place at Green Lake? Then look no further! This 1 ac parcel has a 26' travel trailer with a roof & attached storage as well as a 12x24 boat/bunk house. So lots of room for family & friends to come park an RV. Right across the road is the lake access for all your year round recreational sports. 200 amp service, a drilled well, and a grey water pit completes this parcel. Green Lake. Brad Potter

\$145,000 MLS# N217200



**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

**Messner Kenney LLP** 



E/MAX COUNTRY LAKES

REALTY

**RE/MAX COUNTRY** 

LAKES REALTY

**RE/MAX COUNTRY LAKES** 

ALTY

**RE/MAX COUNTRY LAKES REALTY** 

RE/MAX C

OUNTRY LAKES REALTY

#### **GREEN LAKE, WITH LAKE ACCESS** JUST ACROSS ROAD!

Lay back and enjoy the wonderful warm Southern exposure of this deeded recreational cabin across the road from one of Green Lake's best public accesses. Two cabins really: main cabin has natural gas heat and cooking stove, 5 small rooms and use of the outhouse. Second cabin works well as a sleeping cabin for guests. Hydro to both. With little effort, a drilled well and septic, the main cabin could be a cozy year-round home. Centrally located for all your outdoor pleasures: ATVing, snowmobiling, dirt biking, kayaking, canoeing, fishing, hunting, hiking, walking, campfires, and all those water sport activities. Just a 4-5 hour drive from the Fraser Valley. Don't pay for waterfront taxes, just make great use of the public access! Green Lake. Darrel Warman

\$138,000 MLS# N224713



**SPACIOUS 55+ TOWNHOME** 

What makes this unit different from the rest? It has a built-in vacuum system, natural gas fireplace, large island in the kitchen with power and oak cupboards on both sides. Also the covered patio off the kitchen. Very nicely maintained end unit in 100 Mile House's 55+ Mountainview Strata Complex. Community transit across the road, quick access to shopping, services, medical care, golf, curling and hockey. Enclosed remote control garage with small area for storage too. Lots of closets and storage space in crawl space. Fully furnished, move right in! 100 Mile House. Darrel Warman

\$137.900 MLS# N224538

TARGET MARKETING TO 10,000 CUSTOMERS



Barristers & Solicitors, Notaries Public For all your Real Estate and other legal needs

#### Messner Kenney LLP offers a full range of legal services in:

- Real Estate & Property Development Law Personal Injury Accident & ICBC Claims 

   General Civil Litigation
- Commercial & Business Law 

   Corporate Law 
   Family Law
   Family Law
- Foreclosure, Bankruptcy & Insolvency Law 
   Wills & Estates
- ◆ Taxation, Wealth Preservation and Pension Law ◆ Criminal Defence Law

Messner Kenney LLP Lawyers offer in excess of 90 years combined professional practice experience to assist you or your business

The cabin is on 0.66 ac, a corner lot. Yard is natural flowers, shrubs, trees and grasses. Gravel walking paths meander through the property. Enjoy purposes the corner, so this home makes a convenient lise in the laundry/boot room. School bus stops at the corner, so this home makes a convenient lise in the laundry/boot room. School bus stops at the corner, so this home makes a convenient lise in the laundry/boot room. School bus stops at the corner, so this home makes a convenient location for a young family. Shopping and services close by. 100 Mile House. Darrel Warman \$155,000 MLS# N223872
I visit our new website @www.cariboorealestate.com
The cariboo for over 40 years with plans to do so for MANY MORE!
Re/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKE



**RE/MAX COUNTRY LAKES REALT** 

RE/MAX COUNTRY LAKES REALTY

**COUNTRY LAKES REALTY** 

**HIGGINS LAKE ROAD** 

.69 ac lot on quiet no thru road at Higgins Lake. Metal roof, pine siding, 16x8 covered deck, 200amp service, electric heat, beautiful 11x8 kitchen with new stove, fridge & microwave. Bathroom with toilet & shower, 260ft drilled well, underground electrical, outhouse, 14x7 guest cabin with pine interior, queen and twin beds, 60 amp panel. Got extra company?, there's also an RV site. Very well taken care of. Great recreational property close to trails and lake.

Higgins Lake. Robert Young \$136,500 MLS# N224707



#### **RIGHT ACROSS FROM BOAT LAUNCH**

3 bedroom manufactured home on 0.5 of an acres at Deka Lake. 18x24 insulated garage with chimney for a wood stove. Property is located right across road from a boat launch and has a nice view down the lake. Secondary roof has been installed with permit.

Deka Lake. Robert Young



#### **DEKA LAKE COTTAGE**

Cottage close to Deka Lake with all the comforts of home. This cozy 2 bedroom full bathroom cottage comes complete with drilled well, septic, hydro, telephone and a 12x12 storage shed for the toys. Property is 0.44 of an acre, level, nicely treed, provides a private backyard and is within walking distance to a good public access to the lake. Deka Lake is well known as a great 4 seasons recreational paradise with direct access to a massive trail system in the Interlakes area for your year round enjoyment. All appliances included.

MLS# N222459



#### **GET AWAY FROM IT ALL?**

Check out this cedar cabin tucked away in the trees for privacy. This 21x28 cabin with a loft is waiting for your ideas to finish. Close to Deka Lake access and the endless trails for year round recreation. The cabin was built with permits and power is already in to the cabin and the plumbing is in place. Just needs septic and well and you are good to go! Endless trails at the end of the road for your ATV's or snowmobiles. Deka Lake. Brad Potter

\$129,900 MLS# N216895

COURT ORDERED SALE

3 bdrm rancher on 2.6 acres in rural set-

NEW

MLS# N224474



#### PRICED TO SELL! FAMILY HOME!

Handyman special needs some work. New sundeck overlooks adjoining Walker Valley with miles of recreational trails. Southern exposure for gardening on your half acre property. 3 bedrooms on the main floor, large rec room in the basement. You will enjoy living here and will make money on your investment in the future. Master bdrm has a wood insert in the fireplace and the basement has a gas stove. Short walk to the South beach of the 108 Mile Lake

108 Mile Ranch. Barb Monical MLS# N224390 \$119,000



#### AFFORDABLE GET-AWAY!

Looking for a recreational get-away with all the modern conveniences? Here it is. This cottage is located near Deka Lake & a stone's throw from Crown land to access the extensive trail system this area has to offer for your year round enjoyment. This corner lot is .73 ac, level & has access from Patterson and Farquarson Roads with a circular driveway. One bedroom with room for bunk beds in the office, 3 piece bathroom, hydro, telephone and septic all in. New metal roof in 2010, new siding 2011. Come and have a look at this affordable get-away in the Cariboo. Oh, and did I mention High Speed Internet is also available! Deka Lake. Louise Cleverley

MLS# N217416

\$114.900

Visit our new website @www.cariboorealestate.com

**GREAT RECREATIONAL GET-AWAY ON** LARGE ACREAGE

**RE/MAX COUNTRY LAKES REALTY** 

**RE/MAX** 

**COUNTRY LAKES REALTY** 

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

**RE/MAX C** 

OUNTRY LAKES REALTY

Recreational cabins on 10 treed acres just 15 minutes from 100 Mile House. Not at all like "roughing it" with the natural gas wall heater, shallow well, electrical power to both cabins and storage shed. Travel trailer has roof cover, large grassy area for additional guests to stay as "dry camping" sites. Some furnishings included along with fridge & stove in main cabin. Smaller cabin has stove, bar fridge in kitchenette and sleeping loft above. Perfect location within minutes of Horse Lake, miles of ATV, snowmobiling and multi-purpose recreational trails. Make this your summer, fall, winter and spring getaway for all your outdoor recreational pleasures: hunting, fishing, skiing, snowshoeing, horseback riding and more. All you need! Horse Lake. Darrel Warman \$110,000

MLS# N224305

Looking for the perfect property REMA or thinking of selling? We can help! 100 MILE HOUSE 250.395.3422 or 1.800.731.2344 INTERLAKES 250.593.0131 or 1.866.593.0131 www.cariboorealestate.com





(Across from Fields) 100 Mile House V0K 2E0 Ph. 250-395-1080 • Fax. 250-395-1088 Email. doug@centenniallaw.com • www.centenniallaw.com

• Wir sprechen deutsch. Nous parlons français. • Come see our ground floor, smoke-free location. Wheelchair accessible.



Email: cloudburst@xplomet.con RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY **RE/MAX COUNTRY LAKES REALTY** 



736 sq. ft. cabin is situated on a bright, sunny level corner lot & 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 & 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

MLS# N224214 \$119,000

> Driveways Topsoil

Danger Tree Removal

RICHARD ARUNDEL

**TO ADVERTISE IN THIS RE/MAX FLYER** PLEASE CALL 250-395-3422 **ASK FOR SHARON WILLISCROFT** Proudly Serving the Interlakes Area! Site Preparation Excavations Lot Clearing



**RE/MAX COUNTRY LAKES REALTY** 

REALTY

**RE/MAX COUNTRY LAKES** 

REALTY

**RE/MAX COUNTRY LAKES REALTY** 

#### TOWNHOME – 55+ COMMUNITY

Freshly painted in up-to-date colours, this lovely townhome is ideal for a single or a couple. Two bedrooms, one 4 piece bathroom and access to use the clubhouse building. Great 55+ community just minutes to all of 100 Mile House's shopping and services. Community transit bus just out front of the complex. Quiet neighbourhood with quick possession possible. Strata fees include snow removal, lawn cutting and building insurance. This unit has air conditioning too! Convenient access for someone in a wheelchair. Call today for your viewing!

100 Mile House. Darrel Warman \$109,900 MLS# N223449



ACROSS FROM HIGGINS LAKE ACCESS 2 bedroom 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 & 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. This is a great opportunity to have a recreational property that can easily grow in value with completion of the renos.



Very close to 100 Mile House, private treed land. Small cabin on property makes this ideal for recreation or live in it while you build your home. Land gradually slopes to the back with a small creek in back corner. Call for a viewina!

100 Mile House. Patricia Ford MLS# N221709 \$99,000





Check out this small but cute and cozy log cabin with a peek-a-boo view of Deka Lake. Rustic log cabin hidden in the woods, walk 2 mins to Deka Lake thru the adjacent park. Crown land to a nice quiet, private beach on the pristine Deka Lake. There are 2 land titles included in this sale.

Deka Lake. Martin Scherren MLS# N216986 \$99,000



#### FIXER-UPPER, ON ACREAGE, 5 MIN. SOUTH OF TOWN

They say there is a buyer for every piece of property. So, if you are looking for smaller acreage (3 acres), minutes south of 100 Mile, on a paved frontage road, backed by Crown lands, but needing some TLC & elbow grease, then this older rancher is possibly for you. 3 bdrms, large open kitchen/living room area, mud room/laundry room combination, pine ceilings & 4 pc bath. A little rough around the edges but potential for inexpensive residence or rental property. This bundalow would also make an ideal cabin for hunters & fishermen. A couple outbuildings of little value, but they will work to cover your ATVs, snowmobiles and excess "stuff," School bus 1 block with quick access to the highway

100 Mile House. Darrel Warman MLS# N223409 \$99.000



#### PRIVATE ACREAGE

Cozy off shore recreational cabin, across the road just 50 yards to undeveloped lake access and beautiful sandy/gravely waterfront beach of desirable Canim Lake. Over 9 private acres both treed for privacy and cleared for the cabin, parking and grassy fire pit area. Main floor has living room, kitchen and 3 piece bathroom that includes hot and cold water, new composting toilet, sink and shower. Maintained S. Canim Lk Rd. Many upgrades include insulation and unique character design finishing. Bedroom in loft. Services connected include hydro, seasonal well, lagoon and phone is available. Build your dream home on elevated landing or just use it at your very comfortable recreational get away Canim Lake. Darrel Warman

\$85.000 MLS# N224332



#### **STARTER HOME OR RENTAL PROPERTY!**

Great starter home or rental property. Located at 103 Mile on a level lot, home has 3 bedrooms. Garage/shed 20x12 and a gazebo in the backyard. Partially fenced. Small workshop in the partial basement area. Needs TLC but could be a nice home once again. 103 Mile House. Karen Friess

MLS# N224671 \$77,900



#### **COZY NATURAL GAS FIREPLACE, BRIGHT KITCHEN**

Winfield/Pemberton model mobile 1994 home in guiet adult park in 100 Mile House with greenbelt area making the yard seem much larger. Two bedrooms with 4 piece bathroom, spacious living room/kitchen area. Situated in the park, with no neighbours on one side giving you a feel of space and privacy. Skylight in the kitchen. Large sundeck, useful storage shed in the back vard and easy care gardens and lawns. Well maintained with new roof in June 2012. Pad rental \$300 a month, pets with park management approval. Quick possession possible, so call today for your viewing! 100 Mile House, Darrel Warman

MLS# N221318 \$78.900



Cute as a button, situated at Deka Lake this 2 bedroom cabin is a great retreat away from every-day life. It sits on a double lot of 1.07 of an acre. Wired but not connected to power. Close walk to the lake. Great deal. Additional pid 007-541-376

Deka Lake. Robert Young MLS# N213282 \$76.000



**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 & phone at the road. Owner says let's see an offer! Deka Lake. Robert Young

\$54,900 MLS# N224663



#### **GREAT LAY OUT**

Well kept 2 bdrm mobile in Scenic Park mobile home park in 100 Mile. Conveniently laid out. Large kitchen area with pantry, separate laundry room, bath is semi-ensuite with door to master, wheel chair ramp. Washer & dryer are not included. New buyers must be approved by park management.

100 Mile House. Barb Monical MLS# N218243 \$47,900



**CENTRALLY LOCATED APARTMENT** Looking for an investment? How about this bachelor apartment in a fully rented, centrally located managed building in 100 Mile House With current rent averaging \$550/month and the low selling price you can maintain an excellent return on investment. Currently left vacant in case purchaser wishes to keep for themselves. Call for a viewing ... quick possession possible

100 Mile House. Robert Young CAR EAN MLS# N221548



COMFORTABLE AFFORDABLE LIVING Totally renovated single wide w/ addition. Very attractive inside & out. Ideal for the retired or young couple. In the 103 Mile Park, good sized fenced side yard. Fridge, stove, washer & dryer, recently purchased, are included. Move right in everything has been done for you & quick possession possible. New water filter makes for great tasting water. Backs onto a small park with swings & slide

103 Mile House. Barb Monical MLS# N211929 \$42.000



# *Letting Go of Clutter*

When prospective buyers walk through your home, they tend to imagine it as if it were their own. You can help them envision their dream space by presenting a clean, clutter-free environment.



#### HERE'S HOW:

New Perspective: Bring a friend, a RE/MAX professional real estate agent or home stager to help point out overlooked problem areas of clutter. When you live in a space, you get used to a space. You don't see what others see. Trust their advice.

Remove Personal Items: Put away family photos, souvenirs, knick-knacks and personal items. These items are special to you, but the prospective buyer wants to envision their own personal items in your space. So, help them out.

Clean, Clear Surfaces: Clear off counters, especially in kitchens and bathrooms, storing away small appliances and miscellaneous personal items. Scrub down the surfaces and perhaps even put out a bouquet of flowers.

Create Ease of Movement: Remove and store extra furniture to create open areas that promote easy foot traffic through your home. Potential buyers will be looking for visual clues that your home is well cared for. How much work a house seems to require will impact the offering prices you receive, so it's worthwhile to ensure that everything is in good working order.

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



#### Deanna Oenema AMP Mortgage Broker INVIS - THE GENEMA GROUP T 250.395.1912 • 1.877.468.4722 F 250.395.1711 • 1.800.574.4655 deannaoenema@invis.ca www.askdeanna.ca

**NVIS** Canada's Mortgage Experts\*\* #4 - 215 Fourth Street 100 Mile House, BC V0K2E0

# Visit our website @ www. cariboorealestate .com



J



10

LAKES REALTY

COUNTRY

**RE/MAX** 

REALTY

LAKES

COUNTRY

**RE/MAX** 

LAKES REALTY

COUNTRY

**RE/MAX** 

REALTY

LAKES

COUNTRY

E/MAX

ß

\$225.000

\$69,900

#### COZY CABIN ON BEAUTIFUL MACHETE LAKE

This 2 bedroom, recreational cabin sits on a nicely treed, south-facing, 1.65 acre lot with a great shoreline. Features include a newer sundeck, newer flooring, bright sun room, wood stove, storage shed with attached wood shed, and an outhouse. The water is pumped from the lake to a storage tank and gravity fed to the kitchen. Price includes most furnishings. Machete Lake is a pristine lake with good fishing and is excellent for swimming. Crown lease with possibility of buy-out.

Machete Lake. Debbie Popadinac \$45.000 MLS# N219162



#### **BRING YOUR BUILDING IDEAS!**

3/4 acre lot on Deka Creek facing due South overlooking pond. Power & driveway into property. Rough cabin to stay in while you build. Deka Lake. Brad Potter



#### CABIN ON BIRCH LAKE

Excellent opportunity to own a cabin on a popular fishing lake just off of the paved 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 incls 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 property ensures lots of sunshine. Access miles of Crown land & the areas major trail system.

Birch Lake. Robert Young MLS# N216640



#### LAC LA HACHE WATERFRONT The perfect recreational waterfront get away on beautiful Lac la Hache. Cabin features 2 bdrms with a 3rd possible in the den area. Large deck to enjoy the fabulous view. All this on a level lot with gravel shoreline. Basement/crawl area has a concrete floor, approx. 7' ceiling with access from inside or out. Driveway is shared with the neighbouring lot. Cabin has a lake water system Lac la Hache. Karen Friess



Within walking distance to Bridge lake store and school, this is a great opportunity to have frontage on one of our areas lakes! Small cabin with hydro to use as your recreational 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 minutes away from Bridge Lake and Crystal Lake for those beautiful Rainbows! Listed below assessed value. Bridge Lake. Robert Young

MLS# N198433 \$139.000



Level waterfront on Sheridan Lake with trophy rainbow trout at your doorstep. 1.53 acres situated on the quiet South side of the lake. 100 feet of clean shoreline dropping to only about 20 foot depth makes it nice and warm for swimming, great for the ski boat or float around on your tube. Older travel trailer of little value 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. Ideal recreational retreat with miles and miles of trails on Crown land directly behind this property. Lake water system to storage tower, generator power or solar and good seasonal access

Sheridan Lake. Brad Potter MLS# N224766 \$185.000



#### SIDE, IT FEELS MUCH BIGGER! **REDUCTION TO \$185,000**

Desireable waterfront property with rustic cabin on Ruth Lake. Borders unsurveyed Crown lands on one side and almost at the end of the dead end road, so very little passers-by. Beautiful Ruth Lake is ideal for fishing, water sports and winter activity fun. Bring those ATVs, snowmobiles, dirt bikes, hiking shoes, canoes, kayaks and enjoy all the South Cariboo outdoor recreation has to offer. Year round road access with many full time residents in the area. About a 45 minute drive from 100 Mile House and centrally located to dozens of other accessible lakes for diverse fishing opportunities. View it and see the possibilities, with just a little TLC. Ruth Lake. Darrel Warman MI S# N220118 \$185,000



120 ACRES GREEN/WATCH LAKES AREA Updated 3 bedroom mobile home overlooking small pond surrounded by rolling hills and a mix of forest. Southerly facing with mountains just visible to the east. Drilled well, wood airtight in kitchen, Large deck overlooking pond. Very private setting off the grid with a great location just 1km east of S. Green Lake road

#### Green Lake. Robert Young \$199.000



#### SUNNY SOUTH EXPOSURE **ON SHERIDAN LAKE**

3 bedroom, 1 bath cottage with power, septic and water. Older wood burning heater and electric baseboards used for heat. Covered porch for enjoying the fabulous view of this world renown trophy lake. Fridge & stove included. Sheridan I ake. Robert Young

#### \$239,900

\$249,900



AFFORDABLE WATERFRONT HOME Looking for Horse Lake waterfront. Then check out this 2 bedroom, 2 bath double wide on 0.55 ac with 85' of waterfront. Located on Mulligan Dr in the popular Anderson Subdivision. Includes all appliances, new cedar shed and the dock. Enjoy the fantastic sunsets from this great waterfront property. Currently used as recreational property but good year-round accommodation. Horse Lake. Diane Cober

MLS# N224604



#### SOUTHERN EXPOSURE - HORSE LAKE WATERFRONT

Fabulous views, acreage with Southern exposure & waterfront on Horse Lake! Located in a very guiet & nice neighborhood on a no-thru road on North Horse Lake only 10 min. drive from town. A de-signated building site for your custom home would allow for beautiful panoramic & elevated views of the lake, lots of sunshine for patios, decks & gardens, & an existing trail down to the lake that is shared with the adjacent property that is also for sale. Majestic fir trees by the waterfront lend this property character & natural beauty. This property has to be seen to be appreciated. Call for more details today! Horse Lake. Martin Scherrei \$269.000 MLS# N222416



#### WATERFRONT

One of two 5+ acre 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 building sites that provide Southern exposure 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 Scherren



**CANIM LAKE CABIN & BUNK HOUSE** Oh so..beautiful Canim Lake waterfront with gorgeous cedar trees. This 2 bedroom 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 \$269.000 MLS# N224693



Beautiful quiet, private lakefront cabin on one of the few freehold properties on Machete Lake. 2 bdrm & den cozy cabin, totally off the grid but has all the comforts including generator power, lake in take water system, propane fridge & stove. Enjoy water skiing, hunting, fishing and much more. Woodstove heat is more than comfortable enough to use year round. Please call for your private

MLS# N224815

# NEW WATERFRONT CABIN 2 LOTS WITH 2 TITLES!

**RE/MAX COUNTRY LAKES** 

REALTY

RE/

**IMAX COUNTRY LAKES REALTY** 

**RE/MAX** 

COUNTRY

LAKES

**REALTY RE/MAX COUNTRY** 

LAKES

REALTY

Affordable waterfront cabin on beautiful Lac des Roches! This solid, well built cabin features 2 bedrooms in the loft, an open kitchen and living room on the main floor, a big rec room in the basement for the kids, and a large 18x8 sundeck out the back. There is also a storage shed for your tools and an outhouse. This great recreational get away is situated on the shores of little Lac des Roches with a southern exposure and a view over the lake to the Crown land on the other side. There is a channel for access to the big part of the lake. This property consists of 2 lots with separate titles and the adjoining lot to the east of the cabin is also available Lac des Roches. Klaus Vogel



#### **PRIVATE DEKA LAKE** WATERFRONT COTTAGE

Totally private 0.51 acre waterfront property on Deka Lake plus this cozy and well kept Gothic Arch cottage with addition and all the comforts of home is waiting for you. Open floor plan on the main with a fantastic view of the lake from the large windows. Kitchen area with island, cozy living room with pellet stove for ambiance and sliders to your private outside patio overlooking the lake. The 4 piece bathroom features an antique claw foot tub and corner shower. 3 bdrms up with access to a large sundeck. Nicely treed, level & fenced property with gravely shoreline which is excellent for swimming and all your favorite water sports. This package is complete with a log guest cottage by the waters edge & storage shed for the toys. Deka Lake. Louise Cleverley



#### **IDEAL HORSE PROPERTY**

Family log home on 20 acres. Fawn Creek dissects the property with the land on the other side heavily treed. Older home needs some TLC but is well built. 1/2 of basement was designed as an in-law suite and is under renovation. Ideal horse property with approx. 2 acres in pasture and Crown Land behind and directly across road for riding and recreational use. Great project for a handyman. Tenant occupied, so must give notice. Horse Lake. Brad Potter

\$298,000 MLS# N223932

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

Internatio **Barton Insurance Brokers** For All Your Auto, Home, Farm, RV and **Business Insurance Needs.** 100 Mile House

MLS# N224976

Cariboo Mall Pb: 250-395-2481 Coach House Square Pb: 250-395-2602

# **100 MILE** HOUSE 250.395.3422 INTERLAKES 250.593.0131

BURDICK W. SMITH. B.A., LL.B. LAWYER - NOTARY PUBLIC

Phone: (250) 395-9001 (250) 395-9097 Fax: email: lawsmithb@yahoo.com



viewing Machete Lake. Klaus Vogel

\$269,900





REALTY

**COUNTRY LAKES** 

**COUNTRY LAKES REALTY** 

E/MAX

ſ

REALTY

**COUNTRY LAKES** 

**RE/MAX** 

REALTY

**RE/MAX COUNTRY LAKES** 

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 quests. 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

**ORIGINAL HOMESTEAD - LARGE** ACREAGE

Get out of the city - get back to nature. 174 acres 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 give you hunting and fishing and service centers close by. Do you have the pioneer spirit?



Affordable recreational property on beautiful Lac des Roches. Over 130' of south facing shoreline with a cozy log cabin. Cabin has a covered deck overlooking the lake. Lake water system with a wood cook stove in the kitchen and an airtight in the living area. Well treed private. Location with easy access from Hwy. 24. Well worth the look. Lac des Roches. Debbie Popadinac

MLS# N217066



715 ALDER



**1 ACRE DOUBLE LOT DEKA** 

Recently renovated 1,275 sf 3 bedroom plus den home on 2 lots totalling over 1 acres at the mouth of Deka Creek, leading into Deka Lake. Master and den are on the main with 2 bedrooms upstairs. New drywall, painting, window coverings, updated flooring and a new wrap deck for all those great BBQs you'll have once your friends know you have waterfront. Its location provides a perfect sheltered area for your boat moorage. The park-like groomed yard has a shed, fenced garden and cute gazebo down by the water. Paved road to your door. A great recreational property with lots of room for your guest and their RV's. Come look at all the work they have done preparing it for today's market! Deka Lake. Robert Young



160 ACRES / CREEK / GARDENS

11 yr old 875sf bungalow is a great retirement home or your home based fruit & veggie business. Located in our area's "banana belt" near Canim Lake. Current owner, referred to by residents as the Veggie Lady, grows fabulous fruits & veggies for resale such as asparagus, rasp berries, Saskatoon's, red and white currents and many more, 1 bedroom home complete with newer appliances, shop and garden shed Septic has been approved for a 4 bedroom home so if you needed more space there's no problem adding on. Red Creek flows through and the water rights to it come with the property. The 160 acres has marketable timber as well. Mins to Mahood and Canim Lakes. This could be a life altering change of pace that so many are looking for today. Get out of the rat race and buy yourself some peace and sanity! Canim Lake. Robert Young

\$325,000 MLS# N204268



3 bdrm full bsmnt, year-round home on 1.35 ac at Young Lake, just south east of 100 Mile House. This full time residence is off-the-grid with all the conveniences you are used to. A custom kitchen & bath cabinetry, propane fireplace in the livingroom, Enjoy the lake from the 12x56 deck or tend your yard with the inground irrigation. There is a 24x56 shop area located in the bsmnt. All you need is included, 3 generators, propane demand water heater, 2 propane refrigerators & stove. This home is fully furnished with lots of extras! 70 Mile House. Robert Young

MLS# N183522 \$329,000 **KADREA #75278** 



#### PRIVATE 1.22 AC ON BRIDGE LAKE

Large lot of 1.22 acres! Great price for this 4 bedroom waterfront home on Bridge Lake, one of the most sought after lakes in our area. This south facing 1.600 sf+ home is beautifully finished with cedar accents. French doors to the lakeside deck. thermal windows and more. The bright, modern living room and dining area has full view of the lake and access to the deck. Wood airtight stove with river rock to keep you toasty warm on those cool evenings or to warm up quick if coming up for a winter getaway. Contact listing agent for additional pictures ... this is a must see! Bridge Lake. Robert Young

\$330.000



BRIDGE LAKE WATERFRONT Nice Bridge Lake waterfront property on 1.2 ac with over 140' of waterfront. The 896 sq ft part basement home features 2 bdrms, 4 pc bath, open living room, dining room & kitchen. Nice Southeast view from the deck over the lake. Super location on nothrough road & on a nice & quiet bay. The property is also nicely treed with mature fir trees. This could be your year round home or recreational paradise. Bridge Lake. Klaus Vogel \$349,000 MLS# N224915



SHERIDAN LAKE LOG CABIN!

Check out the privacy on this one acre waterfront property. Bubbly creek runs from this park-like acreage. Boat wharf and lake accessible from property. Fully finished and furnished ready to use. Radiant hot water heating plus cozy wood stove. Separate 2 car garage plus shop/storage. Reasonably priced and quick possession possible Sheridan Lake. Martin Scherrer



PREVIOUSLY B&B ON BRIDGE LAKE Listed well below assessed value! 3.400sf. 4 bdrms, 2 bath, full walk-out bsmnt, 3 ac well treed. southern exposure. 280' of lakeshore frontage, includes a self-contained suite w/ separate entrance. Great for large family or revenue generator. Court ordered sale, schedule A applies, excludes all chattels & non-fixtures. Bridge Lake, Robert Young

\$350.000



**GREAT PRICE DEKA WATERFRONT** 

First time on the market and priced right! This year round two bedroom home of 2,500 sq.ft. has plenty of room for all those summer time get-togethers Semi open concept so you can still be able to participate with your quests while making dinner. Large main floor laundry room Drilled well. Over 600 sq.ft. of covered decking. Loft above attached garage, and second detached garage. 12x20 firewood lean to. Economical wood/ electric furnace and wood airtight stove in living room to take the chill off those cool evenings. This is a great price for such a large space on waterfront that has been well maintained Breezeway / mudroom between house and garage

Deka Lake. Robert Young MLS# N224834 \$359.000



ALMOST 200 FEET OF SHORE-LINE ON DEKA LAKE

Almost 200' of waterfront with a private, well treed, level lot. Driveway in & fenced on 3 sides. Bonus is this old timer log cabin complete with power & lake water system ready for you to start enjoying. Family style kitchen & separate living room. Upper level is a large loft style bedroom 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. This is a fabulous pc of property on one of the most popular fishing and water sports lakes in the interior!



CANIM LAKE WATERFRONT RANCHER Everything on one floor and only a stone's throw from the level, pebble beach. Unobstructed 180° views of the lake and the snow-capped mtns. Open plan with vaulted ceilings. Master faces the lake and has a deluxe ensuite. Lots of room for company! Double garage, sauna, RV hook up. Great package

Box 1781

100 Mile House, BC V0K 2E0



4 bedroom older but solid cottage with full bathroom but seasonal water. Level lot with 100 feet of nice, sandy beach. New improvements with deluxe log picnic table and covered gazebo area. Newer post and beam roof structure over open aggregate deck out front. Swimming float. Ideal for recreational use but could also be one of the better lots for your retirement home. Priced well and ready to go! Green Lake, Brad Potter

RE

ALTY

J

E/MAX COUNTRY LAKES

J

Π

ALTY

E/MAX COUNTRY LAKES

REALTY

RE/M

**A** 

COUNTRY

LAKES REALTY

MLS# N217914 \$359.900



**BONUS - EXTRA LARGE HEATED SHOP** This is an extremely special property with a newer 2 bedroom log cottage nestled on 11 1/2 fenced acres 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 MLS# N216048 \$368,800 REDUCED



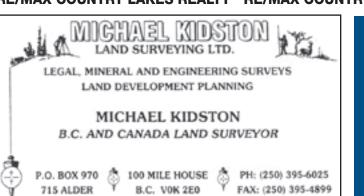
time to enjoy since it's finished & ready for its new owners. The manicured yard leads gently down to the shoreline amongst trees for a feeling of privacy to the dock. Everything you need is here, power, water, septic & heated with baseboards & wood. BONUS, there is a cute 1 year old bunkhouse for guests, and a 1 yr old professionally built double garage with concrete floor for plenty of room to lock up your toys. Even your entrance to the property looks good with river rock accents and wrought iron gates. This is a must see to appreciate the attention to detail. Parking for up to 9 vehicles, new engineered septic

MLS# N214084



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

MLS# N224050



B.C. V0K 2E0

Visit our website @ www. cariboorealestate .com



SHAWNA NORTON BRANCH MANAGER

Phone (250) 395-4094 Fax (250) 395-5314 e-mail: juliebeyer@wldcu.com e-mail: ShawnaNorton@wldcu.com



12

RE/MAX COUNTRY LAKES REALT

REALTY

LAKES

**RE/MAX COUNTRY** 

REALTY

LAKES

REALTY

S

 $\mathbf{X}$ 

P

Immaculate, custom built waterfront home on private park-like 1.39 ac only minutes to 100 Mile. Almost 1300 sq ft of professionally finished living space both up and down. Open design, modern home with country appeal. Daylight windows and separate basement entrance. Enjoy wildlife/bird watching from the large sundeck with hot tub. Walk down to the waterfront and go for a kayak run in the secluded bay. Separate 33x25 double garage with workshop including full bathroom / guest accommodations. Extensively landscaped and established garden. Just move in and enjoy

105 Mile Lake. Martin Scherrer



#### SPECTACULAR BRIDGE CREEK WATERFRONT RANCH

Awesome views overlooking Canim Lake from this 113 acre property. Great family home on elevated building site, 20x70 ft. hay shed and 28x60 ft. barn with loft. Excellent fenced and cross fenced. The low elevation at Canim Lake guarantees outstanding growing conditions. Approximately 50 acres in high producing hay fields with remainder in pasture. In the process of being certified organic. Great price for this great package! Camin Lake. Martin Scherrer



**GREEN LAKE WATERFRONT ACREAGE** This nice level 3.18 acres has a 2 bdrm cabin and a sandy beach with beautiful views of Green Lake. Property is split by the road with approx. 2 1/2 acres of level area to store your toys or for company to park and visit. Green Lake. Debbie Popadinad



## WATERFRONT ACRES

Waterfront acreage with breathtaking views over Canim Lake and the Cariboo Mtns Meticulously manicured acreage, well maintained pre-fabricated rancher with numerous large bright windows. Closed in porch for year round pleasure. Detached double garage/workshop with self-contained guest suite above. Mainly grassy with lovely tiered landscaping in the yard. Large docks on the lake off meandering trail to waterfront. Bring your horses, bring the boat, bring all those



**PICTURESQUE SETTING!** 

Perfect recreation or retirement home on beautiful Lac des Roches! This clean, well maintained home sits on 0.47 acres with a nice lawn, greenhouse and small garden area. The backyard slopes very gently to 100 feet of excellent, south facing, clean shoreline. The house has 2 good sized bedrooms, an open living room and eating area, and lots of windows to let the sun in. There is a newer 10x40 sundeck with glass railings and an incredible view of the lake. The home also has a new roof (less than 2 years old) and an attached 2 car garage. There is a new pump house at the lake with a fully winterized lake water system, a deck at the water, 2 sections of dock, a 16x10 storage shed and a wood storage shed

Lac des Roches. Louise Cleverley \$399,900 MLS# N210587



#### SHERIDAN WATERFRONT

Great price on year-round 3 bdrm/2 bath home on south-facing, low-bank, gravelly Sheridan Lake waterfront. Watch the loons catch fish from the deck. Finished bsmnt with walk-out. Detached shop/garage, shed, generator wired to home for emergency power, wood-burning stove & efficient pellet stove, in addition to electric heat. Built-in vacuum & much more. Quality built on large lot of just under an acre

Sheridan Lake. Robert Young MLS# N220744 \$399.900

#### WATERFRONT HOME WITH FLOAT PLANE HANGAR

Waterfront home on Emerald Cres. at Lac la Hache. 2 bedroom, full basement home, a large garage/shop and a float plane hangar with a beautiful deck on top. Enjoy the lake from the covered deck or party on the hangar deck either way you will surely enjoy living at the lake. The landscaped property is fenced, very low maintenance and very private. A great place for family get-together's, just fly in.

Lac la Hache. Diane Cobei \$409,900 MLS# N224272



#### **GREEN LAKE WATERFRONT - 2 LOTS** FOR THE PRICE OF ONE!

Older 3 bdrm cottage on one & older trailer on the other. Nice beach faces south with pristine Crown land on the other side of the



#### 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 MLS# N218032 \$425,000



#### MOTEL AND CAFE IN LITTLE FORT

Located on the Thompson River this 8 unit motel & licensed cafe has 26 seats inside and another 16 on the patio. There are also an ice cream stand 16 RV pads, shower house & sani, The updated living guarters has 2 bdrms, bath, kitchen, living room, & screened porch to enjoy when your not busy in this popular business, if your not already out there fishing & boating on the river. Park like grounds with lots of room for expansion. This business also caters to weddings, reunions & parties, complete with outdoor gazebo & large groomed yard. This is a year round business attracting those travelling the Jasper to Kamloops or 100 Mile House to Kamloops route to access the Coquihalla. What could be better, this is a great price for a turnkey vear round business located on waterfront. Located on Hwy. 5 just north of the Hwy. 24 junction. Immediate possession available so you don't miss any of the busy summer season!

MLS# N4504775



Little Fort. Robert Young

\$429.000

\$429,000

Could be an income generator to help pay your mortgage. This 4bdrm/2bath waterfront home on Deka Lake has a self contained 2 bdrm suite with wood burning airtight in the walkout level. Walkout also has covered patio. Main has 2 bdrms/1 bath. Open concept with pine cupboards in kitchen, vaulted ceiling, beautiful gas fireplace in the living room, rrap deck for main floor with tempered glass. 2 garages, one for you, one for your tenant Deka Lake. Robert Young

MLS# N224779



# SPECTACULAR WATERFRONT VIEWS This is the one you have been waiting for! Beautifully finished, 6 yr old home on Lac des Roches has a vaulted ceiling, bright kitchen with maple cabinets, bamboo hardwood flooring in living and dining room and an incredible view of the lake. Basement is fully finished with a large rec room,



NEW MAJESTIC LOG HOME ON ACREAGE Check out this 3,200 sq ft full basement log home on 23 sprawling acres. The profession ally built home features a full 9' basement hexagon style kitchen/dining room area, 3/4 loft with dormers. Enjoy the great views from the large, south facing deck. Covered porch to the west & north sides. There are still some options for finishings to your liking. Great location for this acreage with lively Bridge Creek meandering thru. Only about 10 mins to the Interlakes corner or 25 mins to 100 Mile House. Lonely Lake is accessible just a few hundred metres to the south of the property. Rare combination! Bridge Lake. Martin Scherrer



WATERFRONT HOME WITH GUEST CABIN If you love the call of the Loons then this property is for you. An ideal waterfront pkg with 120' of south facing shoreline on picturesque Lac des Roches. Completely renovated 3 bdrm, 2.5 bath, full bsmt home with separate guest cabin & greenhouse. Insulated workshop with attached garage & an additional separate garage. Tastefully decorated with quality finishing throughout which includes: built in Central Vac. Sys, Instant hot water at the kit, sink, office/craft rm, in bsmt, & wired for a backup generator. Incredible lake & distant mtn views, boat dock & outdoor firepit. Low maintenance yard with room for the whole family & rec. toys. Super recreational or year round home in a wonderful community atmosphere Lac des Roches. Debbie Popadinac

MLS# N224487 \$469.000



**GREEN LAKE ENJOYMENT** Lovely shoreline on popular Green Lake.

This home has been enjoyed by many family members. Now it is time for your family to enjoy the lake! This is an ideal location to build your beautiful permanent home or a lovely retirement home. Over 3/4 of an acre with almost 100' frontage. About 30 minutes to town and only 4 hours from the lower mainland. There is a beautiful treed area next to road.

Green Lake. Barb Monical \$474,900 MLS# N201993

**CALL US FOR** A PRIVATE VIEWING



**1+ ACRE LAC DES ROCHES** 

REALTY

**RE/MAX** 

COUNTRY LAKES

J

EALTY

**RE/MAX COUNTRY LAKES** 

REALTY

**RE/MAX COUNTRY LAKES** 

REALTY

RE/

/MAX

C

OVER AN ACRE on one of the most photographed lakes in the province! This totally rebuilt home with southern exposure features a showpiece kitchen, lots of cupboards, pantry, island complete with sink, glass front upper cabinets, desk area & view of the lake. Skylight in wood cathedral ceiling, large bright living room with floor to ceiling windows for that lake view! You will never feel the gloom of overcast days with the light the many windows provides. This home has 4 bdrms with a large master with an ensuite & its own balcony. There are 3 bathrooms in total & a loft over the living room. The spacious dining room in the open concept fashion also has windows all along the front with fabulous view of the lake & access to a covered deck. Over 3,000sf to enjoy. There is even a walk out level on the lakeside. Many extras included with this home & it's located on a quiet no thru road of beautiful properties. Call to get a complete package with pictures



Professional guality and workmanship in this 1999 3 bedroom 3 bath home on 4+ acres of Canim Lake waterfront. Vaulted pine ceilings, top of the line appliances, hi-efficiency furnace, recent updates including bright new kitchen and bath. Surround yourself in high-end features for year round or seasonal living. Gorgeous views over the lake, 35 minutes to town. Enjoy trails, fishing, waters ports and the pleasures of lake side living. Large master suite up, with bold black and white bath with comfy claw foot tub and vanity. Don't do a thing but move in and enjoy! Canim Lake. Darrel Warman



**ALL THE CHARACTER & CHARM** YOU'RE LOOKING FOR!

Beautiful waterfront log home, in guiet bay of desirable Sheridan Lake. Perfectly set up for large family and currently run as B&B. One time owner, bursting with character and charm, this home has 5 bedrooms, 2 kitchens, 4 bathrooms, attached workshop, playhouse for the kids in fenced yard, gazebo lake side, two docks, creative landscaping with water fountains, large wrap around covered deck for waterfront viewing pleasures. The epitome of "hand crafted" in so many ways, with built in display cases and furnishings, gnarly log railings, half log bar with retro style spinning seats. History everywhere you look! Central to some of the best recreational trails in the South Cariboo. sheridan Lake. Darrel Warmai MLS# N217953 \$569,000





Beautiful Watch Lake waterfront acreage is home to this new 4 bdrm, 3 bath, 2 storey home. Featuring several large custom windows overlooking the lakeview. Spacious open floor plan suitable for entertaining or to run as a Bale & Breakfast. Kitchen with maple cabinets and built-in china cabinet hutch in the separate dining area. Master suite has a wonderful 5 pc ensuite, dressing room and walk-in closet. Completely finished lower level with 3 bdrms and a bath as well as a super rec room. Cozy wood burning air tight fireplaces featured in both the living room & rec room. Double attached garage with oversized door. Nicely landscaped with fenced garden areas. Possibilities endless.

REALTY

LAKES

**RE/MAX COUNTRY** 

REALTY

LAKES

COUNTRY

**RE/MAX** 

REALTY

LAKES

COUNTRY

**RE/MAX** 

REALTY

S



**COZY UPDATES. IN-FLOOR BASEMENT HEATING SYSTEM INSTALLED 2012.** 

Beautifully landscaped on 2.5 ac with 165 of Timothy Lake waterfront. Hardwood floors thru most of the main floor, large open floor plan with 10' ceilings, big bright windows to the lake, cozy wood fireplace with lovely oak mantle. Ideal for entertaining. 3 bdrms on the main with a 4th bdrm down. Kitchen has oak cabinetry & Irg pantry. Tiered flower gardens, rock work, veggie gardens, greenhouse & dock. One time owner/builder so lots of TLC into this home. 25 mins to 100 Mile House or 50 mins to Williams Lake for all your amenities. The lake is known for its great water sports & fishing. Mt. Timothy for skiing!

See Virtual Tour at www.darrelwarman.ca Timothy Lake. Darrel Warman

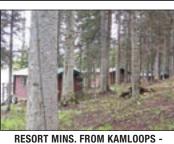


#### LARGE WATERFRONT!

Private, year-round home on 11 ac on Lac des Roches. With a desirable southern exposure & over 300' of waterfront, this open concept design home has 4 bdrms, 3 baths & generous living spaces, with beautiful mountain & lake views of the most photographed lake in BC. Includes a 2 car heated garage, a 1200sf shop, wharf, large deck, solarium & outdoor fire pit. Borders Crown land. Excellent swimming, fishing, water sports, hunting, snowmobiling, cross-country skiing & snowshoeing.

Lac des Roches. Debbie Popadinac \$596,000 MLS# N218227

# **100 MILE**



**RESORT MINS. FROM KAMLOOPS** FREEHOLD

A short drive from Kamloops & only 40km from the Paul Lake Road & Hwy 5 turnoff takes you to this great little fishing lake & the only resort on it. On 4.2 ac at 4,100' elev. with 678' of frontage, Hyas Lake Resort comes with 5 cabins, various camp sites, & 5 boats, each with electric motors & batteries. Each cabin accom. 4 & has its own spotless outhouse, kitchen, living room area with adjoining sleeping area which has either 2 dble beds or bunk beds, airtight stove, cooking facilities, couch, table & chairs. Also, a pump house, a tool shed with freezer storage & a shelter for the 75kw generator & its 300 gal. tank. No fear of archeological finds since a study has already been done on this property. The lake has a max. depth of 72' & there are other residences which are boat access. Income from moorage for these properties is part of this business. In this realistic price range this would be a great opportunity to acquire freehold waterfront with large acreage & be able to make some income to offset your mortgage ... or as an estate for a family to share.

Kamloops. Robert Young \$599,000 MLS# N210562



#### **BEST WATERFRONT VIEWS** IN THE CARIBOO!

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 homes bright interior has 3 bedrooms, an open loft and a renovated kitchen and exudes comfort and quality throughout. The level 2.29 acre property has 270 ft of prime low bank waterfront perfect for wading into the aquamarine waters of Bridge Lake or viewing from the large enclosed sundeck. The parklike lawns that cover the property are perfect for family fun and allow for plentiful parking and storage with 3 wood buildings. Here is your opportunity to create your perfect Cariboo memories

Bridge Lake. Klaus Vogel MLS# N224631 \$625.000



#### 4,400 SQ.FT. & 2 GUEST CABINS DOUBLE LOT 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. Bonus: 2 lakeside housekeeping guest cabins. The spacious master has a 4 pc ensuite, walk-in closet & lake view. Bright open concept kitchen with denim pine flooring, pine cupboards & lakeview. This tastefully decorated home features a floor-to-ceiling rock



#### IMPECCABLE QUALITY THROUGHOUT, WHISTLER CHALET CHARACTER

Whistler ambiance chalet style log home with many delightful extras, on beautiful Horse Lake waterfront. Conveniently located just 10 minutes from 100 Mile House. High atop the shoreline, enjoy the soaring eagles that nest close by, lake views & easy care tiered landscaping with 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. Huge Tuliviki soapstone fireplace adds cozy comforts to the open 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

\$730,000



#### **INCREDIBLE CANIM LAKE** WATERFRONT ACREAGES

First time offered for sale! These 2 side by side 80+ ac each, have several hundred feet of absolutely prime sandy beach waterfront on majestic Canim Lake. The remodelled charming homestead is in move-in ready condition. Huge shop & a traditional barn. Great fencing & x-fencing, just bring your horses! Fantastic cultivated hav fields w/ irrigation option. Lots of lush pasture, forests & year-round creek adds character. The adj. 2nd 80+ ac has a modern home plus a bonus guest cabin as well as several hundred feet of great waterfront. Canim Lake. Martin Scherrer

MS-#8630 \$778.000 EACH



#### WATERFRONT ON SHERIDAN LAKE, TWO LEGAL RESIDENCES

Rare find! 3.79 prime, waterfront acres on beautiful Sheridan Lake. This property has 2 legal residences with a 4 bdrm main house and a 2 bdrm attached suite. This well built, quality house features an open floor plan, engineered birch hardwood floors, fully finished basement, 30x40 attached, heated workshop, and is all wired for an auto start gen-set in case of a power failure. The main floor and the suite have lots of south facing windows with expansive views of the lake making the living area bright and sunny. There is also a detached, one car garage and a private boat launch on this park like, well treed acreage. Both homes come with all appliances making this an ideal 2 family home or a perfect multi-family get away. Sheridan Lake. Klaus Vogel

MLS# N224660 \$785.000



#### OWN YOUR OWN KINGDOM!

Lots of space and privacy on this sprawling 249 acres. Quality 3 bdrm rancher finished to the highest standards overlooking hayfields and small lake on the property. Excellent fenced and x-fenced. 100x72 multi purpose cover all building, 72x27 shed plus chicken coop and additional storage buildings. Hwy. 24 frontage and only 15 minutes to town. Approx. 80 acres in quality seeded hayfields. Bordering Crown Land and access to miles of extensive Sheridan Lake area trails. Paved driveway and yard. If you want the best... this one has it all! Sheridan Lake. Martin Scherren

\$849,000 MLS# N218628



LOG HOME ON ACREAGE IN **PRIME LOCATION** 

Beautiful hand-crafted log rancher on 29.3 acres and approx. 1400' of waterfront on Irish Lake, one of the best fishing lakes in the Cariboo producing trophy rainbows up to 12 lb. The home features 2258 sq ft of quality living space and includes 4 bdrms, large living & 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. Most of the property is in treed pasture which is fenced & x-fenced and includes corrals ready for your animals. Prime location with Crown land on 2 sides and hunting & fishing right at your door step. Not in ALR and only 20 minutes away from 100 Mile House Lone Butte. Klaus Vogel

#### \$849,000 MLS# N219324



**HENLEY LAKE WATERFRONT** 

Great value for this perfect "ready to go' guest ranch set up! Almost 6,000 square foot majestic quality log lodge, separate 4

MLS# N212311





Exquisite home with over 5200 sq.ft of quality living space. This could be your dream home on 150 acres of hay fields, pasture treed areas and small lake. The main floor consists of large kitchen with island and quality stainless REALTY

RE/MAX

appliances, large living room with forced air fireplace, spacious dining room, guest room with ensuite and master bdrm with ensuite and sauna. The large wrap around deck offers a nice view over the land and the lake. The basement includes 3 spacious guest rooms, each with 4 pc ensuite, large family room, wine cellar, cold room, laundry and utility room. Outbuildings consist of double garage with attached horse shelter, large hay barn and 2 historical cabins. This is a very special estate in the Cariboo. Bridge Lake. Klaus Vogel



Full service year-round resort/restaurant on approx. 38 acre in the popular S. Cariboo on one of the most photographed lakes in the province along "The Fishing Highway." Only 5.5 hrs from Vancouver, and just 1.5 hrs north of Kamloops. 12 modern units. Fantas-

tic 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 acre are developed. World renown Mayfly hatch. Fish for Rainbow and Burbot from your own pc of paradise. Have yourselves a new lifestyle and business. A great location to add a guest ranch to this popular fishing resort business. See virtual tour - www.fishbob.ca Lac des Roches. Robert Young

\$2,300,000



**RE/MAX COUNTRY LAKES REALTY** 

bdrm duplex right at the waters edge, 6 bdrm guest house fully equipped plus cute honeymoon log cabin hidden in the woods. Old charm barn with tackroom, hayshed/horse shelter & a huge 5-bay garage plus handy workshop. Riding arena/round pen ready for work with horses. All this on a beautiful south facing sunny Henley Lake waterfront acreage with approx. 900 feet shoreline. Located in the heart of the busy Interlakes tourist region & only minutes off Hwy 24. Two land titles exceeding 90 acres with ample pasture & bordering Crown land on 2 sides, giving access to endless trails.

Henley Lake. Martin Scherrer \$1,225,000

# WATERFRONT LOTS and ACREAGE



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



**RE/MAX COUNTRY LAKES REALTY** 

**COUNTRY LAKES REALTY** 

**RE/MAX** 

**RE/MAX COUNTRY LAKES REALTY** 

REALTY

S

#### **VERY PRIVATE AND 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

\$69,900 MLS# N192903



**AMAZING PRICE FOR WATERFRONT** Almost 1 ac of waterfront on Horse Lake at the West end of the lake on Norman Rd. Toomey Rd dead ends mid way into property with gate & driveway. RV site, good wharf system. Ideal for recreational use. Firepit. Park your RV or build your home only 10 mins to town.

2E/MAX

**Country Lakes Realty** 

250-395-3422

Lots 2 & 3 have wells

Horse Lake. Brad Potter \$75,000 MLS# N202499

RE/MAX

5



Double lot (formerly 48 + 49) totaling 1.12 acres facing due south on Deka Creek. Full hydro and drilled well system with a 2 extra water hydrants for friends & neighbours. Older travel trailers for use while you build your retirement home or "camp" with the kids - priced low to sell! Main trailer under roof has hot & cold water to tub, shower and sink. New upholstery, drapes and kitchen appliances. Everything included and as new, just come up and relax or go fishing. Adjacent waterfront also available for extended family see MLS N192903 Deka Lake. Brad Potter

MLS# N220707



\$89.000

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. 11/2 miles east of Drewry Lake on Bowers Lake Road. Bridge Lake. Klaus Vogel



WATERFRONT ON HAWKINS LAKE Level & easy year-round accessible half acre on peaceful Hawkins Lk near Canim Lk. 10hp motor boat restriction guarantees peace & 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

- 5 Acre Lots in Lone Butte

**Paved road, Natural Gas avail.** 

WE'RE YOUR REALTOR®!

We can show you ANY MLS listing

from ANY Real Estate Company.

**MARTIN SCHERRER** 



WATERFRONT LOT ON LAC DES ROCHES! Beautiful southern view over the lake & to the Crown land beyond. Nicely treed & has over 75' of waterfront. Build your dream cabin! This lot must be sold in conjunction with, or after, neighbouring lot (with the cabin). Lac des Roches. Klaus Vogel \$109,000 MLS# N224742

#### **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 & septic. Float plane accessible Watson Lake. Brad Potter

\$125,000 MLS# N221578



One acre 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

\$125.000 MLS# N216610



#### PANORAMIC VIEWS

7 acres facing due south with panoramic views looking down two arooms of Webb Lakes. Great canoeing lake of approx 7 miles. Property has 1/2 acre on lakeside of road for RV site, wharf etc with balance above paved road for your homesite. Adiacent 5 acres waterfront is also available for a family member or friend see MLS# N199205. Bridge Lake, Brad Potter



#### 1/2 ACRE OF LAKE FRONT

Just under 200 feet of south facing waterfront on Webb Lake. Over 1/2 acre on lakefront to build your cottage on. Balance of 5 acre is just above paved road for your shop and septic field. Just a 1 minutes walk to Bridge Lake Store and Elementary School. Bridge Lake. Brad Potter



**OVER 37 ACRES ON OTTER LAKE** 1/2 a mile of south facing lake frontage. Fish for Kokanee and Rainbows. Quiet area only minutes off N.Bridge Lake Rd. Wildlife and trails abound for hiking, quadding and sledding...priced for quick sale. Otter Lake. Robert Young \$139,900

Selling!

Lot 3

Lot 2

Lot 4

Lot 1

**HIGHWAY 24** 

Lot 5

MLS# N224391



**RE/MAX COUNTRY LAKES** 

REALTY

**RE/MAX** 

COUNTRY

LAKES

REALTY

**RE/MAX COUNTRY LAKES REALTY** 

Ideal recreational lakefront property at desirable Bowers Lake, in the Interlakes area of the South Cariboo. Water access only is part of the appeal for those wanting peace and quiet solitude away from it all. Mainly treed with some selective clearing for you to put up your own cabin. Beautiful hillside views across the lake. Fasy access in winter with vour snowmobiles and access to some of the best kept trails in the region. Seasonally accessible by old skid trails on ATV's but water is the best option. Bring your boat when you want to view this one and spend a day fishing just for a "teaser". Then you will want to buy it for year round pleasure! Call for additional pictures and maps to access the property. Bowers Lake, Darrel Warman



TROUT STOCKED LAKE! Opportunity for waterfront on well treed, .37 acre. Located in the heart of the Interlakes between Sheridan and Bridge on Roe Lake. Driveway is in and power and phone are at the road. Good level area to build your cabin, retirement home or park your RV with great views of the lake. Just off of paved Hwy. 24 and close to Sheridan for shopping.

Sheridan Lake Area. Robert Young \$149,000 MLS# N197702



**PILOTS - BRING YOUR FLOAT PLANES** Beautiful rolling hills away from the road provide extreme privacy with numerous ideal building sites. Lightly treed with aspen and evergreen, the serene atmosphere of the Walker Valley close by are well suited to those wanting to "get away from it all." Almost 100' of southern exposure waterfront on the Float Plane Base, Watson Lake. Enjoy the active waterfowl. Great property for your horses with acres of pasture here for them. Just 8 minutes to 100 Mile House for shopping, services and schools. The 108 South Cariboo airport just minutes away as well. Winter or summer, the activities from here are endless, ATV, snowmobile, bike, hike, leisurely walk or kick back and relax. Watson Lake. Darrel Warman





#### Large 10 acre level lot with frontage on both Wilson and Reichmouth lakes near Bridge Lake. Catch a Rainbow Trout for dinner from

vour front vard! Miles of crown land for vou to explore from the property. This may seem remote but only a few minutes from paved Hwy. 24 and shopping. Power and phone available. Wilson Lake/Reichmouth Lake. Robert Young

\$149,000 MLS# N216820

**RE/MAX COUNTRY** LAKES REALTY RE/MAX C UNTRY LAKES RE ALTY

# WATERFRONT LOTS and ACREAGE



**RE/MAX COUNTRY LAKES REALTY** 

**COUNTRY LAKES REALTY** 

**RE/MAX** 

**RE/MAX COUNTRY LAKES REALTY** 

**RE/MAX COUNTRY LAKES REALTY** 

REALTY

ŝ

**RE/MAX COUNTRY LAK!** 

#### **SHERIDAN LAKE - 1.53 ACRES**

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

#### Sheridan Lake, Brad Potter MLS# N211570 \$185,000



#### **RECREATIONAL PARADISE**

Deka Lake/Deka Creek frontage (358 ft) at the mouth of Deka Lake. Lovely building sites, launching for your boat, gentle slope makes it perfect for lawns and gardens. Excellent fishing from your property. The lake is several miles long. Great hunting area with Crown land a couple of minutes away. It is a recreational paradise, but also many full time residents around the lake. 1.69 acres. Deka Lake. Barb Monical

\$189,900 MLS# N202930

**A RARE FIND!** Beautiful building lot on the emerald green shores of Ruth Lake. This West facing, level 0.45 acre lot has septic in. driveway and a Hydro pole. This lake is well known for swimming, boating and fishing. Buth Lake is just 10 min. from Forest Grove. Ruth Lake, Debbie Popadinac

#### \$199,000 MLS# N218293



**OF WATERFRONT** 

Nicely treed 10.4 acre 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# N208055

**CALL US FOR A PRIVATE VIEWING** 



MAHOOD LAKE WATERFRONT Beautiful waterfront lot on Mahood Lake. This is an ideal spot for either a year round home or for recreation. Mahood Lake and Canim Lake are also known for their beautiful water falls. Don't miss out!! Have a look!! Mahood Lake, Patricia Ford

MLS# N216630

# \$219,000



EAGAN LAKE WATERFRONT ACREAGE Perfect retirement or recreational waterfront acreage. Benched property gives you many choices of building sites. Serviced with good gravel driveway from road to waterfront, drilled well with hydrant set up for RV site, fully approved new septic system, underground power and phone from road to waterfront. 2 acres and approx. 200 feet 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 verv pretty lake!

Eagan Lake. Brad Potter MLS# N224768 \$219,800



#### WATER FRONTAGE

Life does not get any better than this rare 2+ acre waterfront property facing due West to take in the amazing sunsets over Bridge Lake. There are many building sites to choose from, for a full time home or cottage above the road. This lot offers a great view of Bridge Lake and the distant islands. The property is 3/4 fenced and has a park like setting but yet still natural. The extra wide water frontage of 355 ft and size of this lot will make an excellent and private home setting, or park an RV till you are ready to build. Driveway into the lake side & the bldg sites above the road. Shoreline is a nice gravely beach that is great to walk in & swim. Septic system approval in place, hydro & phone at roadside. HST applicable.

Bridge Lake, Louise Cleverley \$225,000 MLS# N217103





#### What a wonderful 1.56 ac of waterfront on Big Bar Lk. Nice flat lot with amazing 150' of shore that's great for small children & swimming. Enjoy the sunsets & views of the Marble Mountains, 10 hp motor restrictions offers a quiet setting and a great place to come fishing for rainbows. Driveway, power, storage and a 5th wheel trailer. So why wait, come see those fabulous Sunsets and get ready to build your retirement home or just keep as a get-away spot. Big Bar Lake, Brad Potter

REALTY

MLS# N208360 \$228,900

2 ACRES - LAKE PROPERTY Lac la Hache property of almost 2 ac. This beautiful lake is about 10 miles long, between 100 Mile House and Williams Lake. Year-round recreation with swimming, boating, fishing, etc. Ideal place to build that dream home. Sandy beach area, and treed area for privacy. 1.99 acre next door also available Lac la Hache. Barb Monical

\$249,000 MLS# N202109

Visit our new website @www.cariboorealestate.com CANIM LAKE VIEW "SOUTHVIEW" AND **SMOKING DEALS!** WATERFRONT **SUBDIVISION** \$69,900 **ACREAGES** ON REDUCED! Check out these incredible **SHERIDAN LAKE** view and waterfront properties on majestic Canim Lake listed **REDUCED**! Call Klaus Vogel well below assessed value. Enjoy spectacular and scenic views over Canim Lake and On the shores of pristine Sheridan Lake and Staley Lake in British Columbia's into the mountains from the spectacular Cariboo Region, situated on the sprawling Cariboo Plateau you can designated and cleared escape the frantic pace of life and treat your senses to fresh air and the call of the building sites. Very private, rural and pristine setting. lonesome loon. 'Southview' is the first new waterfront development on Sheridan Court ordered sale Lake in many years. Located on the North side of the lake the property enjoys full South facing views and quick access to modern conveniences provided at local stores. 'Southview' is destined to become a special place were families and friends thru the generations will come to spend quality time and enjoy all the special artin Scherrer moments the Cariboo has to offer. ion@splornet.com **<u>KINGFISHER RD</u>** Lots 1,2,3,& 5 Waterfront/View **10 Acre Parcels** MLS# N217348 \$395,000 MLS# N217350 \$395,000 MLS# N217352 \$425,000 MLS# N217351 \$185,000 MLS# N217356 \$175,000 MLS# N217353 \$175,000 MLS# N217355 \$145,000 MLS# N217360 \$95,000 MLS# N217360 \$95,000 Sheridan Lake waterfront - 3.9 acres MLS# N217348 \$395,000 Lot 4 View **10 Acres** Lot 2 Sheridan Lake waterfront - 3.9 acres MLS# N217350 Lot 4 Sheridan Lake waterfront - 3.9 acres MLS# N217352 Lot 5 Staley Lake waterfront -5.0 acres MLS# N217351 Staley Lake waterfront -Lot 6 4.99 acres MLS# N217356 Staley Lake waterfront -4.99 acres MLS# N217353 Lot 7 Staley Lake waterfront -4.99 acres MLS# N217355 Lot 8 Lot 10 Country Lot -4.99 acres MLS# N217360 MLS# N206024

# WATERFRONT LOTS and ACREAGE



16

REALT

**COUNTRY LAKES** 

**RE/MAX** 

REALTY

**COUNTRY LAKES** 

**RE/MAX** 

REALTY

LAKES

COUNTRY

**RE/MAX** 

REALTY

**RE/MAX COUNTRY LAKES** 

REALTY

ູ

LAK

**RE/MAX COUNTRY** 

#### **4.9 ACRE WATERFRONT LOT**

Great opportunity for large waterfront at a great price! Access both Rainbow Lake & Lac des Roches for all vour water sport needs, or the Crown land trails to connect up with the areas major trail plan. This southern exp. well treed lot provides privacy from vour neighbours as well as from the road. Power & phone available & water license is in place so that you may take from the lake rather than the added expense of drilling a well. Easy access off of Hwy. 24 "The Fishing Hwy." Call for a complete package on this beautiful piece of waterfront. Rainbow Lake/Lac des Roches

Robert Youna \$249,000



#### **PRIVATE WATERFRONT**

Nicely treed 10.35 acre property with over 600 ft. of waterfront on Otter Lake. The property is located a 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



10 acre property with over 250 feet of waterfront on Bridge Lake, one of the best recreational lakes in the Cariboo. The Southern exposed property is nicely treed and offers nice building sites to build your recreational get away or permanent residence. Bridge Lake. Klaus Vogel

MLS# N216901 \$295,000



Rare opportunity to own acreage on Lac des Roches. This 6.79 acre property has a sunny southwest exposure, over 150 feet of waterfront, power is in and a septic system is already installed. There is a nice, level building site to build your dream home or recreational cabin and a 28' Holidaire 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



**BEST PRICED LARGE** WATERFRONT PROPERTY!

Fantastic price on this 103 acre waterfront estate property on Burn Lake. Approx. 1000 feet of gently sloped and treed waterfront. Marvelous views from several possible elevated building sites. There is a 4000 square foot shop with hydro to get you started. Great subdivision potential. Only minutes away to Bridge Lake, Bridge Lake Store/School and Hwy. 24 known as The Fishing Highway. This is the best priced large waterfront property on the market

Burn Lake. Martin Scherrei \$299,900 MLS# N222074



LARGE LAC LA HACHE WATERFRONT This is a rare find. This 19.52 acres of waterfront on Lac la Hache situated between 100 Mile House and Williams Lake. Lac la Hache is a great fishing lake, known for waterskiing, swimming, jet skis. This property is within 1 hour of Mount Timothy Ski Hill. Walking this property is a must to appreciate its beauty. Lac la Hache. Patricia Ford \$335,000

MLS# N224191



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

#### \$359,900



#### **10 WATERFRONT AC. SOUTHERN** EXPOSURE, HORSE LAKE

Great southern exposure to this 10 acre waterfront parcel at the east end of desirable Horse Lake. Not many large waterfront acreages like this with gradual slope towards the lake, treed with at least 3 ideal building sites. Thinking "green energy" you could really take advantage of the southern exposure here. Hydro at the property line as well! Wide lot provides extensive privacy, in an area of many beautiful newer homes. Build your new dream home here or use it as recreational with family and friends. Miles of trails for ATVing, snowmobiling and horseback riding right from this property. Horse Lake is well known for its productive fishing and enjoyable water sports. Don't let this one pass you by! Horse Lake. Darrel Warman



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

103 Mile House. Barbara Monical MLS# N217110 \$399,000



355 ft of Bridge Lake waterfront with approx. 1.5 ac. c/w all services - well, septic for up to a 6 bedroom home. Power and services in. 3 bay garage/shop. Modular home is not included and will be removed. Also included another 10 acres with fabulous views of lake above the road Bridge Lake, Brad Potter



LARGE ACREAGE CLOSE TO TOWN!! Unique 631 acre property, close to 100 Mile House and many recreational lakes in the South Cariboo. The property offers nice rolling hills, open pastures, pond and lots of privacy. Ideal property for a hobby ranch or private retreat. . 103 Mile House. Klaus Vogel

\$425.000 MLS# N224785



#### 64.7 AC WITH POND AND VIEW ALSO FRONTAGE ON LAC DES ROCHES Acreage with large pond off of Hwy 24 and frontage on Lac des Roches. This well

treed lot also has pastures and view of Lac des Roches. No problem finding an excellent building site on this beautiful pc of property. Great location with over 100 fishing lakes and one of B.C.'s most photographed lakes right across from it. Lone Butte. Robert Young

\$535,000 MLS# N204449



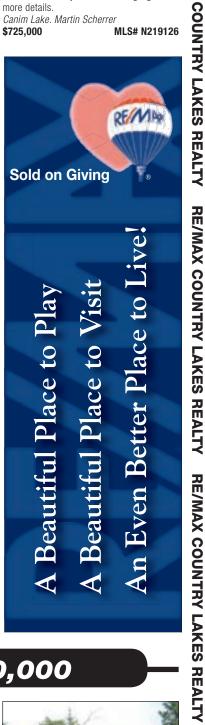
**RE/MAX COUNTRY LAKES** 

REALTY

**RE/MAX** 

An exceptional 371.59 ac wilderness property! Spectacular riverfront setting amongst mature cedar, fir & spruce trees. Awesome mountain view! Small but cozy homesteader log cabin (of little of no value) in an open area along Deception River near Canim Lake. Would be perfect for a wilderness camp, getaway retreat or consider it an investment with very high quality timber on this beautiful property. Unique acreage with good access off 7000 Forestry Rd. Call listing agent for more details Canim Lake. Martin Scherrer

MLS# N219126 \$725.000



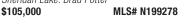
Visit our website @www.cariboorealestate.com

# RESIDENTIAL LOTS and ACREAGE OVER \$100,000



#### 15 ACRES, ONE OF THE NICEST ACREAGES

15 acres 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





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 \$112,500 MLS# N224365

Visit our new website @www.cariboorealestate.com



LARGE ACREAGE Over 110 acres 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 MLS# N211090 \$124.900



**2 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



**RE/MAX C** 

OUNTRY

LAKES

RE

PRIVATE ACREAGE WITH POND VIEW 25.5 acres located on the popular Fishing Hwy. 24 just East of Lone Butte. Nicely treed with predominately fir, spruce and aspen. Back of this property has southern exposure, has several nice building sites, offers a view of a pond and Crown land beyond. Driveway is started with fencing on the East and West boundaries. Great private property for your permanent residence with hobby farm potential. and located amongst dozens of great fishing and recreational lakes in the area.

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

# **RESIDENTIAL LOTS and ACREAGE OVER \$100,000**



**COUNTRY LAKES REALTY** 

**RE/MAX** 

**COUNTRY LAKES REALTY** 

**RE/MAX** 

REALTY

LAKES

**RE/MAX COUNTRY** 

REALTY

REALTY

S

P

COUNTRY

**RE/MAX** 

**GREEN LAKE ACREAGE** 

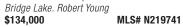
Beautiful location (1.8 acres), oh, so close to Green Lake, you'll enjoy the view and down the road about a block is your boat launch. Can't get any closer without being on the lake. The neighbourhood is outstanding, a real choice property for your enjoyment now

Lake by way of the 83 Mile Rd. Live at the lake and work in 100 Mile House or surrounding area.

Green Lake. Barb Monical \$130,000 MLS# N222537



**5 AC NEAR BRIDGE LAKE ACCESS** GREAT VIEWS & 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!





10 AC BRIDGE LK VIEW

"Vendor financing may be available to qualified purchasers." Fabulous views of Bridge Lake from this 10 acre property. Old growth trees, dead pine has been selectively logged. Located off of paved N. Bridge Lake Rd. Several building sites that will give you great views and privacy. Boat launch just across the road. This would make a great recreational getaway property or your retirement estate



very private 63 acre parcel is ideally situated if you are looking to enjoy the pristine back country of the South Cariboo. Approximately half the land is productive hayfields. The rest of the 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. Moose, deer and abundance of wildlife roaming all around vou. Various selective buildings sites for your next new home or recreational getaway. Perfect spot to just park your RV and dry camp while enjoying the many lakes of the Interlakes area. Lone Butte, Darrel Warman \$139,000 MLS# N223403

Visit our website @ www. cariboorealestate.com



#### 10 ACRES WALK TO GREEN LAKE

10 acres within a few minutes walk to Watch Lk and very close to Green Lk, in the heart of it all in the Green/Watch Lake area. Well treed for privacy and waiting for you to choose where you would want to clear for your RV or to build your recreational cabin, or dream home. 1 adjacent lot of 10 acres is also available if you require a larger acreage, see N198253. Power and phone are nearby. 70 Mile House. Robert Young \$143,000 MLS# N219059

PINERIDGE ROAD ACERAGE

10 ac, heavily treed, in the middle of popu-

lar Green & Watch Lake rec. area. Gently

sloped property offering many good building

locations. Around the corner from access to

Watch Lake or mins to access the large &

very popular recreational Green Lake. You

have your choice with both lakes just mins

away. Very uniquely secluded, yet within

1/2 hour to town, on year round road. One

adjacent lot of 10 ac also available if you re-

quire a larger acreage, see MLS# N205093.

**POSSIBLE SUBDIVISION POTENTIAL** 

10 ac with a lovely view of Lac la Hache Lake.

Great lake for year round water sports. Fully

fenced & x-fenced with gate. 200 amp power.

N/G at road. Property used as recreation for

many years. Travel trailer included. Public ac-

cess and boat launch close by. Area of nice

homes. Possible subdivision potential. Open

**20 ACRES IN LONE BUTTE** 

Very private 20 ac, well treed & bordered on

3 sides by Crown land. Peaceful location off

forestry road 2km off of Thomas Rd. Current-

ly set up for camping with an outhouse. &

2 shallow wells. Great rec. base for hunting,

quading, sledding or just getting away from it

**100 MILE** 

HOUSE

250.395.3422

INTERLAKES

250.593.0131

all. Driveway is gated

\$149,000

Lone Butte. Robert Young

to reasonable offers

\$149,000

Lac la Hache. Barb Monical

MLS# N219060

MLS# N216607

MLS# N209086

Green Lake Area. Robert Young

\$147,000



#### CRYSTAL LAKE VIEW

10 acre of pristine and private wilderness in the sought after Interlakes area of the South Cariboo, with a bonus of southern exposure and a fabulous view of beautiful Crystal Lake with untouched Crown land bordering the southern shoreline of the lake. Easy access minutes from Hwy 24 on year round, maintained N. Bonaparte Rd. Property offers much more than just an incredible view from a choice of building sites, it also backs onto Crown land. Undeveloped public lake access is across the road, with a roughed-in trail to the top of the property accessing miles of trails for snowmobiling, quading, dirt-biking, hiking etc.

#### Bridge Lake Area. Louise Cleverely \$159,900 MLS# N191001



VIEWS OF BRIDGE LAKE Nicely treed 11.9 acre property with view of Bridge Lake and distant mountains. Driveway into cleared building site and to small hunting and fishing cabin (of little or no value). There is also a storage shed situated close to the cabin. Great location close to Bridge Lake public access and Hwy 24. Borders Crown land. Enjoy your holidays here or build your dream home. Bridge Lake. Klaus Vogel

\$169,000 MLS# N224791



**8.6 ACRES ACCESS LAC DES ROCHES** Well treed with great views. This 8.6 acres is located within Rainbow Country Estate giving you shared access to Lac des Roches and crown land. The perfect spot for year round recreational activities. Viewing by appointment only. *Lac des Roches. Robert Young* 

#### \$169,900 MLS# N219053



#### LARGE REMOTE ACREAGE

If remote off grid beautiful acreage is what your 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 \$175,400 MLS# N220863

Visit our website @ www. cariboorealestate .com

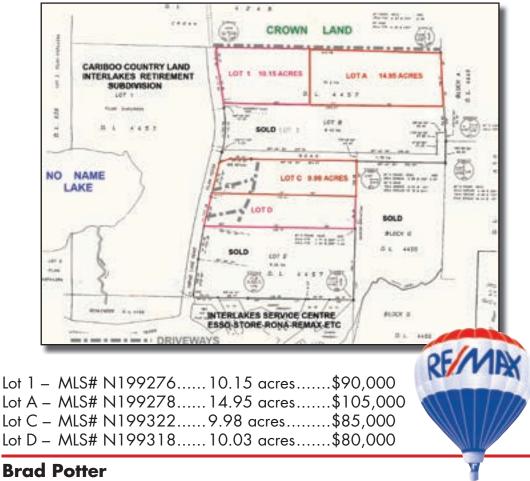


RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY

# To find out about a private viewing please call **RE/MAX** Country Lakes Realty (250) 395-3422 (250) 593-0131

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.



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 C** 

**OUNTRY LAKES REALTY** 

# RESIDENTIAL LOTS and 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.

		\$28,900			
	t 83, Juls		.45 ac	Great lot close to Deka and Sulphurous Lk and park reserve, miles of trails	Brad Potter
	218029 t 98, Won	<b>\$29,900</b> nack Rd.	90'x203'	Recreational lot in popular Deka Lake area. Power & phone at roadside and driveway in place. Adj. 1/2 ac MLS#185831 together would make a nice homesite.	Brad Potter
Lot	t 36 Març	<b>\$32,000</b> juerite Rd.	.42 ac	Nice, level bldg lot, quiet street close to access. Great for home or use recreationally.	Debbie Popadinac
	<b>204917</b> t 99, Won	<b>\$35,000</b> nack Rd.	.43 ac	Power/ phone at roadside. Adjacent MLS# N218029 also available.	Brad Potter
		<b>\$36,000</b> nack Rd.	.56 ac	Driveway in, power & phone at road, well treed, close to lake access.	Robert Young
	21 <b>7821</b> 70 Macal	<b>\$38,500</b> bar Rd.	.42 ac	Well treed, power/phone at road, adj. lot also for sale if you require more space.	Robert Young
	217835 72 Macal	<b>\$38,500</b> bar Rd.	.42 ac	Well treed, power/phone at road, adj. lot also for sale if you require more space.	Robert Young
		<b>\$44,000</b> 3 Womack Rd.	.82 ac	Side by side lots for one low price. Minutes to popular Deka Lake for year round recreational activities.	Brad Potter
		<b>\$50,000</b> arview Rd.	.60 ac	Large lot, well treed, power/phone at road, quiet street near lake.	Robert Young
		<b>\$55,000</b> 88 Bergstrom	.93 ac	2 side x side lots; build 2 cabins for your friends or family. Separate deeds. Quiet back part of subdivision.	Brad Potter
		<b>\$64,000</b> erpin Place	1.14 ac	Treed lot, end of a cul-de-sac, walk to Deka Lake, driveway & landing in.	Robert Young
	210446 11 Woma	<b>\$69,900</b> ick Rd.	.54 ac	Set up and ready to go as a Rec. camp close to Deka Lk. Driveway in with culvert, hydro, covered picnic/BBQ area, shed, outhouse, yard light and fire pit area.	Louise Cleverley
	1 <b>92548</b> t 5, Renn	<b>\$83,000</b> ey Rd.	10 ac	Private, close to public access, Adjacent to Crown land.	Debbie Popadinac

# 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# N212845 \$20,000

**RE/MAX COUNTRY LAKES REALTY** 

**RE/MAX COUNTRY LAKES REALTY** 

**RE/MAX COUNTRY LAKES REALTY** 

**RE/MAX COUNTRY LAKES REALTY** 

REALTY

ິ

Lot 19, Kokanee Rd.

122x200' Very nice building lot for recreation or permanent residence. Don't miss out, this is a super price. Community water is available.

**Patricia Ford** 

**Brad Potter** 

# 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 resider recreational area due to the proximity of the lakes in the area, snowmobiling and other outdoor activities. Green Lake has 5 Provides basic services to the resider recreational area due to the proximity of the lakes in the area, snowmobiling and other outdoor activities. Green Lake has 5 Provides basic services to the resider recreational area due to the proximity of the lakes in the area, snowmobiling and other outdoor activities. Green Lake has 5 Provides basic services to the resider recreational area due to the proximity of the lakes in the area, snowmobiling and other outdoor activities. Green Lake has 5 Provides basic services to the resider recreational area due to the proximity of the lakes in the area, snowmobiling and other outdoor activities. Green Lake has 5 Provides basic services to the resider recreation and the outdoor activities. Green Lake has 5 Provides basic services to the resider recreation and the outdoor activities. Green Lake has 5 Provides basic services to the resider recreation and the outdoor activities. Green Lake has 5 Provides basic services to the resider recreation and the outdoor activities. Green Lake has 5 Provides basic services to the resider recreation and the outdoor activities. Green Lake has 5 Provides basic services to the resider recreation and the outdoor activities. Green Lake has 5 Provides basic services to the resider recreation and the outdoor activities. Green Lake has 5 Provides basic services to the resider recreation activities. Green Lake has 5 Provides basic services to the resider recreation activities. Green Lake has 5 Provides basic services to the resider recreation activities. Green Lake has 5 Provides basic services to the resider recreation activities. Green Lake has 5 Provides basic services to the recreation activities 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.

100'x200' Great lot at Green Lake. Includes a 7x35 foot construction trailer. Property is

# RESIDENTIAL LOTS and ACREAGE

# Bridge Lake / Sheridan Lake / Lac des Roches Area

**RE/MAX COUNTRY LAKES REALTY** 

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

ES REALTY RE/MAX COUNTRY LAKES REALTY

RE/MAX COUNTRY LAK

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# N217060 \$42,700 Lots 27&28, Gerald Cres.	.64 ac	2 adj. lots across from one of BC's most photographed lakes. Public access/boat launch on Lac des Roches is steps away. 2 separate titles for one low price.	Brad Potter
MLS# N217777 \$55,900 Lot 3, Boultbee Rd.	.35 ac	Great view of Lac des Roches! This sunny lot has a southern exposure. Great place to build your dream home or to use for your recreational get-away. Public access to the lake across the road.	Debbie Popadinac
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# N214956 \$76,900 RED	UCED!		·
Lot 1, Hwy 24		Access off of Hwy. 24, near Lac des Roches, power and phone at road. Crown land all along back of property.	Robert Young
MLS# N199318 \$80,000			
Lot D, Horse Lake Rd.	10 ac	Level, nicely treed, overlooks small lake, close to Interlakes amenities.	Brad Potter
MLS# N199322 \$85,000			
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# N224814 \$87,800		A STREET STREET STREET STREET	
Lot 4 High Country Rd.	19.52 ac.	Nicely treed with view over large meadow. Property is located close to Henley Lake. Graveled driveway already in.	Klaus Vogel
MLS# N219496 \$89,000		and the second	
Lot 3, Cottage Lane	10.55 ac	One of the most usable lots in the subdivision. Ideal for homesite and horse set-up. Room for barns & riding arenas. Southwest views over scenic Lac des Roches.	Brad Potter
MLS# N218040 \$89,500		The second s	A Show and a show and a show and a show a
Lot 1, Bridge Lk. Rd.	4.5 ac	Only metres from Bridge Lake, views of the lake & island. A great hay producer. 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.	Robert Young
MLS# N199276 \$90,000			
Lot 1, Horse Lk. Ŕd.	10 ac	Level, pretty, 10 acres 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 & spruce.	Brad Potter
MLS# N212088 \$98,900		And Englished and Alexander	
Lot 24, Cottage Lane	10.007 ac	Commanding view over Lac des Roches. Driveway in - just build your cottage or home. Off the "Fishing Hwy," access to Crown land & trails to fishing lakes.	Brad Potter
MLS# N200997 \$98,900			Sector Contraction
Lot 27, Cottage Lane	12.57 ac	View of Lac des Roches and Mtns. Many bldg sites. Crown land beyond & access to lake.	Brad Potter

# **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# N224938 \$44,90	0 1.21 ac.	View lot of Horse Lake in Anderson Subd. Treed lot with services at the road. Public lake access 2 blocks away.	Darrel Warman
MLS# N220119 \$69,00 6317 Horse Lake Rd		This is just over 2 ac bldg lot is only 20 min. to town. Well treed lot, many sites to choose from. Close to popular Horse Lake, known for its many year round activities.	
	0 REDUCED!		
Lot 8, Hunt Rd.	2 ac	Nicely treed with beautiful view of Horse Lake and distant hill. Public access to one of the best recreational lakes in the Cariboo. Private setting. 20 mins to town.	Klaus Vogel
MLS# N210306 \$89,00	0		NOTAG AN
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# N218915 \$92,50			224
6136 Ranchette Rd.		Lot with power, excellent drilled well & only 2 mins away from Horse Lake boat launch! RV area already prepared, well treed, no thru road for additional privacy!	Robert Young
	A REAL		1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1

20

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

ES REALTY RE/MAX COUNTRY LAKES REALTY

RE/MAX COUNTRY LAK

# RESIDENTIAL LOTS and ACREAGE

# **108 Mile Ranch**

Once a cattle ranch, now a residential community 12 km north of 100 Mile House (a 10 minutes 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 \$28,500 Lot 37, Kitwanga Dr.	.64 ac	Water, power, phone at lot line, nicely treed	Debbie Popadinac
MLS# N190259 \$28,500	101 40		
Lot 44, Kallum Rd.	.69 ac	Water, power, phone at lot line, nicely treed	Debbie Popadinac
MLS# N194815 \$32,000 RED	UCED!		
Lot 3, Litwin PI.	.47 ac	Lightly treed, level lot on no thru road.	Debbie Popadinac
MLS# N224601 \$32,900			
💷 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# N223693 \$34,500		1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1	
VEW 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# N218252 \$34,900			CHE !
Lot 26, Donsleequa Crt.	.84 ac	Nice lot at end of cul-de-sac. View to the south of the 105 Mile Lake & private greenbelt behind. Treed lot with roughed driveway. All services at lot line.	Brad Potter
MLS# N214919 \$38,500 RED	UCED!		
Lot 103, Annaham Cres.	112'x213'	Lovely treed lot. Between 108 Mile and Sepa Lakes. Summer and winter recreation close by. Best priced lot in this very desirable area. Priced below assessed value.	
MLS# N208377 \$38,900			
Lot 21, Kallum Dr.	1.12 ac	Big enough to bring your horses, walking distance to services and green belt trails.	Darrel Warman
MLS# N217781 \$38,900			
Lot 2, Easzee Dr.	1.32 ac	Larger lot than most. Elevated treed land mins. from the greenbelt trails of the 108 & Sepa Lakes. Ideal for private hillside home or cabin. Mins to services.	Darrel Warman
MLS# N208372 \$39,500			
Lot 14, Kyllo Dr.	.60 ac	Ideal lot for rancher with walk out basement, 15 minutes to 100 Mile House.	Darrel Warman
MLS# N220494 \$39,500 RED			
Lot 6, Canium Rd.	.61 ac	Level, treed lot. Greenbelt trails close by, short walk to school bus & transit stops.	Darrel Warman
MLS# N220507 \$39,500 RED	UCED!		
Lot 5, Canium Rd.	.63 ac	Treed corner lot in quiet area of 108 Mile Ranch. Lot is level with value in trees. Buy both lots for additional space & privacy.	Darrel Warman
MLS# N205139 \$54,900			
Lot 16, Donsleequa Rd.	.60 acre	Southern exp., slightly elevated, priv. nice neighbourhood of maintained homes.	Darrel Warman
MLS# N224465 \$74,900	11.00		
NEW 4895 Kitwanga Dr.	1.23 ac.	Corner Lot, driveway and gate in, level and well treed, close to trail system, golf course, shopping and school	Robert Young
MLS# N221941 \$69,000			
Lot 12, Lakes Rd.	1.02 ac	Cleared acreage parcel in desirable Lakes/Tatton Rds Subdivision. Great views.	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	1	the second se	EAL	
MLS# N223993 \$44,000 R				
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	
MLS# N214174 \$49,900		in the second se		
Lot 2, Galpin Pl.	.21 ac	Super building lot in quiet cul-de-sac in the heart of 100 Mile House. All services available. Walking distance to shopping and schools.	Debbie Popadinac	
MLS# N209246 \$64,900	21		0	
937 Fraser Ave.	.24 ac	Building lot in quiet, newly developed residential area in 100 Mile House. Surrounded by beautiful new homes and close to all town amenities.	Barb Monical	
RURAL		the share have a strain 10	<u><u><u></u></u></u>	
MLS# N222757 \$79,000		and the second sec		
5581 Birchwood Rd.	2.03 ac.	Southern exp. with views. Serviced with hydro 200 amp , telephone, drilled well. Driveway in. Travel trailer included.	Louise Cleverley	
THE ALL OF	-	al a have a for the second of the		
COUNTRY LAKES REALTY	RE/MAX	COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY	RE/MAX COUNTRY LAKES REALTY	

# RESIDENTIAL LOTS and ACREAGE

# 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# N222799 \$26,900 REDUCED!

Lot 3, Lac la Hache Stn Rd. .43 ac Why pay waterfront prices, min. to boat launch. Mobiles & frame homes permitted. Darrel Warman MLS# N205145 \$32,000

Lot 42, LLH Stn. Rd. .19 acre Easy access off paved road, minutes to lake access, services 15 minutes **Darrel Warman** 

# **COMMERCIAL RESORTS and BUSINESSES**



**RE/MAX COUNTRY LAKES REALTY** 

**RE/MAX COUNTRY LAKES REALTY** 

REALTY

LAKES

**RE/MAX COUNTRY** 

REALTY

**RE/MAX COUNTRY LAKES** 

REALTY

S Ш

Z

**RE/MAX COUNTRY** 

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



#### **COMMERCIAL LAND - 1 ACRE**

1 acre 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



#### **GREAT LOCATION!**

Commercial lot in the heart of BC's popular Interlakes area. Located on Hwy 24 "The fishing highway" near Sheridan Lk. Bring your ideas to this busy and growing centre. Current businesses include a Rona Store, car wash, restaurant, outdoor/sporting goods store, sign and graphics shop, a pub, mini storage facility, grocery/gas station, laundromat, real estate office and more. This lot is level with water, sewer, hydro, phone at the lot line and Hwy. 24 frontage. Sheridan Lake. Louise Cleverley

\$47,900 MLS# N4504814



Possibly the best location in downtown 100 Mile House. This profitable business is now available for you take over. Owner has other opportunities so wishes to move on. Leased premises includes all the equipment and fixtures you need just to walk in and carry on. Opportunity to expand hours to increase revenue even further. Owner may look at financing a major portion in the purchase price to qualified purchaser. Call for private viewing and further details

100 Mile House. Robert Young \$75.000 MLS# N4505868



#### HISTORIC ROADHOUSE

Super business opportunity, for a great family business. High exposure on Hwy 97 just south of 100 Mile House 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 bedroom residence with an addition that is currently rented out. Lots of room on this 2 acre property for expansion — call for showings. 83 Mile House. BradPotter

\$158,900 MLS# N4504135



Visit our new website @www.cariboorealestate.com



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 square foot 2 bedroom 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

MLS# N4504164 \$160.000



#### **CANADA POST OUTLET**

Great investment opportunity. Canada Post outlet at 70 Mile House. Land and buildings on 1 level acre 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



#### **OUTBACK SPA**

Excellent business that is perfect for a couple to operate. Outback Spa and Leisure has a great reputation for it's sales and servicing of quality spas, hot tubs, billiards, game tables and saunas. The space offers a showroom, office/retail space and a large workshop/ parts area. Owners willing to train! 100 Mile House. Robert Young \$190,000

MLS# N4504098



#### **TOPLINE PRINTERS**

Start a new life in the South Cariboo. Busy printing & design shop located in 100 Mile House. Long established & profitable business which includes 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 as well. Call today for more details

100 Mile House. Robert Young MLS# N4505738 \$299.000



TURN KEY FAMILY BUSINESS Great family business, 3 bedroom living quarters in Lac la Hache with super Hwy. 97 exp. Approx. 1890sf of the building is a previously licensed complete turn key restaurant setup with 65 seats. Modern stainless steel commercial kitchen, large boot room and cozy living room. Location in great hunting and fishing country with the lake and skiing area close by. Zoning allows for other type of business. Buy supplies and open the restau-





#### **EXCELLENT LOCATION AND** POTENTIAL FOR EXPANSION

Be your own boss with this turn key family restaurant. Super location right on the Fishing Hwy 24, great fishing and hunting country. 3.78 acres in C-3 zoning with potential for expansion. The large deck for summer seating offers a nice view over hayfields and distant hills. Full bsmt includes comfortable living quarters for the owners and storage. Bridge Lake. Klaus Vogel \$399,000 MLS# N4505271



WELL ESTABLISHED HOME BASED BUSINESS

Need a lifestyle change, here is an opportunity to escape the hectic urban hustle and bustle and be your own boss. Fawn Lake Lumber is a well established home based business located on The Fishing Hwy. 24 and has been in operation since 1978 providing a full line of cedar products. This turnkey operation has shown a steady increase in sales while only open for 6 months each year. Unlimited potential for further growth and income with excellent highway exposure. Walk to work from the private residence located on this 10 acre parcel. Call the Listing Agent for an information package Bridge/Sheridan Lake. Louise Cleverley MLS# N4505940 \$399.900



#### WATERFRONT CAFE/MOTEL **IN LITTLE FORT**

Located on the North Thompson River this 8 unit motel and licensed cafe has 26 seats inside and another 16 on the patio. There are also an ice cream stand 16 RV pads, shower house and sani. The updated living quarters has 2 bedrooms, bathroom, kitchen, living room, and screened porch to enjoy when your not busy in this popular business, if your not already out there fishing and boating on the river. Park like grounds with lots of room for expansion. This business also caters to weddings, reunions and parties, complete with outdoor gazebo and large groomed yard. This is a year round business attracting those travelling the Jasper to Kamloops or 100 Mile House to Kamloops route to access the Coguihalla. What could be better, this is a great price for a turnkey year round business located on waterfront. Located on Hwy. 5 just north of the Hwy. 24 junction. Immediate possession available so you don't miss any of the busy summer season! Little Fort. Robert Young



REALT

#### **TARGET MARKETING** TO 10,000 CUSTOMERS

\$429,000

RE/MAX COUNTRY LAKES REALTY RE/MAX COUNTRY LAKES REALTY **RE/MAX COUNTRY** LAKES REALTY **RE/MAX COUNTRY** LAKES REALTY Π /MAX C OUNTRY LAKES

21



# **COMMERCIAL RESORTS and BUSINESSES**



**RE/MAX COUNTRY LAKES REALT** 

LAKES REALTY

COUNTRY

**RE/MAX** 

REALTY

**COUNTRY LAKES** 

**RE/MAX** 

REALTY

**RE/MAX COUNTRY LAKES** 

#### **DUSTY ROSE PUB**

Location, location, location! This pub is conveniently located to service the Green/Watch Lake/70 Mile area. This year round 135 seat fully licensed pub has been recently renovated and comes with all equipment required to run the business. There is also a 1355 square foot private residence, and a 784 square foot shop. Call Robert to view, and be ready to start off when the spring season arrives along with all the tourists and cottagers. 70 Mile House. Robert Young

#### MLS# N4505203 \$695.000



Worth a serious look! This 37 acres 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



#### **HENLEY LAKE WATERFRONT**

Great value for this perfect "ready to go" guest ranch set up! Almost 6,000 square foot majestic quality log lodge, separate 4 bedroom duplex right at the waters edge, 6 bedroom guest house fully equipped plus cute honeymoon log cabin hidden in the woods. Old charm barn with tackroom, hayshed/horse shelter and a huge 5-bay garage plus handy workshop. Riding arena/round pen ready for work with horses. All this on a beautiful south facing sunny Henley Lake waterfront acreage with approx. 900 feet shoreline. Located in the heart of the busy Interlakes tourist region and only minutes off Hwy 24. Two land titles exceeding 90 acres with ample pasture and bordering Crown land on 2 sides, giving access to endless trails Henlev Lake, Martin Scherrer MLS# N212311 \$1.225.000



**CANIM LAKE WATERFRONT RESORT/** CAMPGROUND

South Cariboo's most attractive resort/campground! Awesome 7.4 acres waterfront property on majestic Canim Lake. Top quality buildings and infrastructure including spacious full basement log home with office, several selfcontained 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 Scherrei MLS# N4505490 \$1.750.000



#### Full

**GUEST RANCH** 

**OPPORTUNITIES GALORE** 

Double T Guest Ranch. This historic ranch of-

fers 143 acres of deeded land, a 5 bedroom

home, 12 rustic cabins which can accom-

modate 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 avail-

able. Lots of opportunities with this ranch, like

family business, company retreat or group in-

vestment. Nearby 160 acre parcel with 100

acres in hay also available combined with the

FAWN LAKE RESORT

Want to retire with a great income? Check out

this well established resort on pristine Fawn

Lake in the heart of the popular Interlakes

"Fishing Hwy 24." This money making small

enterprise is located in a serene and idyllic south Cariboo setting. Fawn Lake is a world

class fly fishing lake for Rainbow trout. The

boating restriction ensures your piece and

quiet. Log home main residence is also used for the office and B.B. There are 3 fully ser-

viced, year round comfortable waterfront log

Located just minutes off the famous

MLS# N4504703

ranch.

area.

\$1,300,000

Bridge Lake. Klaus Vogel

service year-round resort/restaurant on approx. 38 acre in the popular S. Cariboo on one of the most photographed lakes in the province 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 acre are developed. World renown Mayfly hatch. Fish for Rainbow and Burbot from your own pc of paradise. Have yourselves a new lifestyle and business. A great location to add a guest ranch to this popular fishing resort business See virtual tour - www.fishbob.ca

Lac des Roches. Robert Young MLS# N4505971 \$2,300,000



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 & Lounge / Interlakes Mini Storage / Interlakes Car Wash / South Cariboo Sand & Gravel / Levick Gravel Service / Herbs Auto Repair / Country Peddlar 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

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

is in our 100 Mile House Office every

#### **Our In-House Mobile Mortgage Specialist**



Sold on Giving

Wednesday. Please call for an appointment. Tanva Warttig Mobile Mortgage Specialist TD Canada Trust Ph.: 250-302-1146 Fx.: 250-392-9700 Toll Free: 866-767-1156 Pager: 866-767-5446 www.tdcanadatrust.com/msf/tanyawarttig







# 100 MILE HOUSE 250.395.3422 or 1.800.731.2344 FAX: 250.395.3420



**RE/MAX COUNTRY LAKES REALTY** 

**RE/MAX COUNTRY LAKES REALTY** 

**RE/MAX COUNTRY LAKES REALTY** 

ES REALTY RE/MAX COUNTRY LAKES REALTY

LAK

**RE/MAX COUNTRY** 

Karen Friess Managing Broker kfriess@telus.net



Diane Cober Res. 250-791-5420 diane@dianecober.com



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



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

Come see us at our 100 Mile House office located at #2 - 441 Alder Ave., 100 Mile House

# INTERLAKES 250.593.0131 or 1.866.593.0131 FAX: 250.593.0016



Louise Cleverley Res. 250-593-0121 Icleverley@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

Come see us at our Interlakes Office which is located in the log building at the Interlakes Corner.

email: info@cariboorealestate.com • website: www.cariboorealestate.com

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

#### ATURE H' D ) $\bigcirc$



EDUCED

#### SPACIOUS UPDATED FAMILY HOME

WITH LAKE VIEW Come and take a look at this 4 bedroom home on a quiet cul-de-sac. The property overlooks the 108 greenbelt and has a view of Watson Lake. Many updates include a new kitchen, flooring, windows and roofing. The spacious master bedroom has double closets and a 4 pc ensuite featuring a jetted tub. Nice sundeck over the garage is plumbed for a natural gas BBQ. A great family home on a large sunny lot. Call today for an apt. to view. 108 Mile Ranch. Diane Cober \$249.900

MLS# N224271

PRICED TO SELL FAMILY HOME!



NEW

#### **2+ ACRES WITH EXTRA WIDE** WATER FRONTAGE

Life does not get any better than this rare 2+ acre waterfront property facing due West to take in the amazing sunsets over Bridge Lake. There are many building sites to choose from, for a full time home or cottage above the road. This lot offers a great view of Bridge Lake and the distant islands. The property is 3/4 fenced and has a park like setting but yet still natural. The extra wide water frontage of 355 ft and size of this lot will make an excellent and private home setting, or park an RV till you are ready to build. Driveway into the lake side & the bldg sites above the road. Shoreline is a nice gravely beach that is great to walk in & swim. Septic system approval in place, hydro & phone at roadside, HST applicable. Bridge Lake, Louise Cleverley \$225.000

MLS# N217103

#### DREAM ESTATE!!

Exquisite home with over 5200 sq.ft of quality living space. This could be your dream home on 150 acres of hay fields, pasture treed areas and small lake. The main floor consists of large kitchen with island and quality stainless appliances, large living room with forced air fireplace, spacious dining room, guest room with ensuite and master bdrm with ensuite and sauna. The large wrap around deck offers a nice view over the land and the lake. The basement includes 3 spacious guest rooms, each with 4 pc ensuite, large family room, wine cellar, cold room, laundry and utility room. Outbuildings consist of double garage with attached horse shelter, large hay barn and 2 historical cabins. This is a very special estate in the Cariboo. Bridge Lake. Klaus Vogel

\$1,495,000

MLS# N224757



throughout this well-main-Quality tained and totally upgraded 3 bedroom, 2 bath log home in quiet area of the popular 108 Mile Ranch. Relax on your wrap-around covered deck off living room or dining room. Highend hardwood flooring, mason tile in kitchen, UV-water treatment to kitchen & ice maker, built-in vac, new gas range & new bottom freezer fridge. Also wired workshop/storage bldg & much more. Book a viewing today. 108 Mile Ranch. Robert Young MLS# N222581





#### 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 \$425,000 MLS# N218032



**HORSE LAKE VIEWS!!** Spectacular views of Horse Lake from just over 2 acres. This bright and cozy well maintained home has had lots of updates. The property is fully fenced with a workshop and car shelters. Beautifully landscaped with established garden, shrubs and trees. Would make an excellent starter or retirement home. Only 10 minutes to town in the popular Imperial Ranchettes. Priced to sell Horse Lake. Debbie Popadinac \$185,000 MLS# N222887

website: www.cariboorealestate.com **INTERLAKES OFFICE 7120 Levick Crescent** (Interlakes) 250-593-0131 1-866-593-0131



Handyman special needs some work. New sundeck overlooks adjoining Walker Valley with miles of recreational trails. Southern exposure for gardening on your half acre property. 3 bedrooms on the main floor, large rec room in the basement. You will enjoy living here and will make money on your investment in the future. Master bdrm has a wood insert in the fireplace and the basement has a gas stove. Short walk to the South beach of the 108 Mile Lake. 108 Mile Ranch. Barb Monical \$119.000 MLS# N224390

#### WATERFRONT W/ CROWN LAND ON ONE SIDE, **IT FEELS MUCH BIGGER!**

Desireable waterfront property with rustic cabin on Ruth Lake. Borders unsurveyed Crown lands on one side and almost at the end of the dead end road, so very little passers-by. Beautiful Ruth Lake is ideal for fishing, water sports and winter activity fun. Bring those ATVs, snowmobiles, dirt bikes, hiking shoes, canoes, kayaks and enoy all the South Cariboo outdoor recreation has to offer. fear round road access with many full time residents in the area. About a 45 minute drive from 100 Mile House and centrally located to dozens of other accessible lakes for diverse fishing opportunities. View it and see the possibilities, with just a little TLC. Ruth Lake, Darrel Warman

MLS# N220118

SNOWBIRD SPECIAL! Minimum maintenance, maximum enjoyment. This perfect year round home or recreational cabin is on 0.86 ac, a corner lot. Yard is natural flowers, shrubs, trees and grasses. Gravel walking paths meander through the property. Enjoy your morning coffee in the hot tub on the deck. RV storage and guest cabin with hydro. Most furnishings stay. Have a look you'll be amazed. Sheridan Lake. Karen Friess/Diane Cober \$175,000

MLS# N220730

NEW **Ruth Lake** 

**INCREDIBLE VALUE!** Worth a serious look! This 37 acres 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

REMAX

email: info@cariboorealestate.com **100 MILE HOUSE OFFICE #2 - 441 Alder Avenue** (Beside Subway) 250-395-3422 1-800-731-2344