




Presented by:
Linda Marks
 Sutton Group Showplace Realty (Agassiz)
 CONTC: 604-491-1060
 OFC: 604-858-1800
 Linda@LindaMarks.ca
 WWW.TheBestDealsinBC.com



ACTIVE
C8033131
Board: N
 Business with Property

7471 CARIBOO CHALET ROAD
 100 Mile House (Zone 10)
 Deka Lake / Sulphurous / Hathaway Lakes
 VOK 1X3

\$1,250,000 (LP)
 (SP)
 (LR sq. ft. 



Off a quiet country road, 40 minutes from 100 Mile, 10 acres of magnificent private acres and guest ranch awaits you. A valid permit for a trail runs from the property through Crown Land to the lake. Permit to use Crown land for commercial business. The main custom built quality log home is 4,496 sq. ft. and has six bedrooms, six bathrooms, two large living rooms, two kitchens, and two decks to unwind and enjoy the scenery. A completely separate suite and in-suite laundry are also included. This beautiful rural property has been used as a guest ranch since 2002. There are endless possibilities for this ranch, limited only by your own imagination. The ranch offers year round business and has very well established clientele from all over the world. Repeating guests come back to visit here time and again to relax and enjoy the quiet peaceful nature.

P.I.D.: 002-017-091
Property Type: Business with Property
Zoning/Land Use: C2
Land Sz SF/Acres: 435,600 /10.00
Brochure:

Prop. Tax/Year: \$3,933.06 / 2020
Width / Depth: /
Transaction Type: For Sale
Sale Type: Asset

Virtual Tour:

Property Details

Interest In Land: Freehold
Environmental Assessment Phase: None
Occupancy: Seller
Seller's Rights Reserved: No
Amenities:

Site Services:

Restrictions: None Known

General Building Details

Subj. Space SqFt: 4,496
Year Built: 1997
Complex Name:
of Buildings:
of Loading Doors:
Parking Spaces:
Roof: Metal Shingles, Other
HVAC: Electric
Building Type:

Construction Type: Log, Other

Width / Depth: /
of Storeys:
of Grade Doors:
of Elevators:

Lease Details

Lease Rate Sq. Foot:
Lease Size Sq. Foot:
Lease Type:

Lease Op Cost SqFt:

Additional Rent/SF:
Lease Term (Months):
Lease Expiry Date:

Lease SubLease:

Tot. Spce Avail for Lse:
Subj. Unit Cont. Spce:

Firm: Sutton Group Showplace Realty (Agassiz)



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