

JOHN COOPER | ISLAND LIFE



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Year to date foreclosure sales as of October 1, 2009

RE/MAX

JOHN COOPER
ISLANDLIFE.TV
1.866.956.6228



RE/MAX
of Nanaimo
250-754-1223


www.islandlife.tv email: john@islandlife.tv toll free: 1.866.956.6228

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This Information has been provided to you by:

John Cooper
Phone: (250) 754-1223


RE/MAX Of Nanaimo Dt
Phone: (250) 754-1223




| | | | |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------|-------------------------|-------------------------------|
| Addr: 392 2nd Ave | Unit: | MLS®: 280825 | List Price: \$209,900 |
| Zone: Zone 1- Campbell River | Frontage: | Bed: 3 | Sale Price: \$197,500 |
| Sub: Z1 Campbell River | Depth: | Bath: 2 | Sale Date Aug. 3, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| Sq Ft: 3,000 | Taxes: \$2,872 Yr: 2008 | Age: | Title: Freehold |
| Bldg Char: Grd Lev Ent-Main Up | Lot Size: 8890 sq.ft. | Fuel: Natural | |
| Constr.: Frame | Bsmt: Full | Heat: Forced Air | |
| Listed By: Coast Realty Group (Cr) Ltd. | | Parking: Other | |
| Great opportunity. Perfect spot for this home, currently operating as a daycare. Open floor plan, up and down needs some TLC. Excellent access from main street and lane. Close to hospital, shopping, schools, and bus route. | | | |




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| Addr: 61 Alder Street | Unit: | MLS®: 278233 | List Price: \$275,000 |
| Zone: Zone 1- Campbell River | Frontage: | Bed: 3 | Sale Price: \$250,068 |
| Sub: Z1 Campbell River | Depth: | Bath: 2 | Sale Date July 2, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 2,160 | Taxes: \$2,623 Yr: 2009 | Age: UN | Title: Freehold |
| Bldg Char: M Lev Ent w/Bsmt | Lot Size: 8276 sq.ft. | Fuel: Natural | |
| Constr.: Frame | Bsmt: Full | Heat: Forced Air | |
| Listed By: Royal Lepage-Comox Valley (Cv) | | Parking: Garage - Single | |
| WOW Looking for a view property that has some great updates like laminate flooring and interior paint, newer kitchen and bathroom huge deck for barbecues family room can accommodate a pool table or your surround sound system. Awesome value, don't delay. | | | |




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| Addr: 9155 Chemainus Road | Unit: | MLS®: 277074 | List Price: \$315,000 |
| Zone: Zone 3- Duncan | Frontage: | Bed: 3 | Sale Price: \$300,000 |
| Sub: Z3 Chemainus | Depth: | Bath: 3 | Sale Date June 2, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TENANCY |
| Sq Ft: 2,176 | Taxes: \$1,802 Yr: 2008 | Age: | Title: Freehold |
| Bldg Char: M Lev Ent w/Bsmt | Lot Size: 23522 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Full | Heat: Heat Pump | |
| Listed By: RE/MAX Of Nanaimo Na | | Parking: | |
| The sale of this home is court ordered and is on a strictly as is, where is basis with no representations or warranties from the vendor whatsoever. All offers must be made in the full legal names of the buyers and accompanied by a signed schedule A and a deposit in the form of a certified cheque or bank draft. Two full days are required for response. This charming little character beauty is located on a sunny, private half acre lot where there is plenty of room for gardening, RV storage, or enjoying the | | | |



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| Addr: 1545 Kye Bay Road | Unit: | MLS®: 272329 | List Price: \$239,000 |
| Zone: Zone 2- Comox Valley | Frontage: | Bed: 4 | Sale Price: \$261,999 |
| Sub: Z2 Comox Peninsula | Depth: | Bath: 2 | Sale Date June 24, 2009 |
| Type: Full Duplex | Status: Sold | Ensuite: | Possession: TENANCY |
| Sq Ft: 1,270 | Taxes: \$4,372 Yr: 2008 | Age: UN | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 29621 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Slab | Heat: Baseboard | |
| Listed By: Coast Realty Group Cv Ltd (Ct) | | Parking: | |
| Vacation Home? Retirement Home? Mortgage helper? Astute investor? Full 1,270 Sq. Ft Duplex situated on 0.65 Acres in Desirable Kye Bay sea side neighbourhood. Peaceful tranquility and across from sandy Kye Bay Beach. Featuring 2 bedrooms, 1 bath and shared laundry facility for both sides of this duplex. Just on the outskirts of Comox and close to all town amenities. This tidy package could be your west coast dream come true! Offered at \$70,000 less than tax assessed value. Don't Delay - | | | |



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| Addr: 1549 Kye Bay Road | Unit: | MLS®: 272331 | List Price: \$469,000 |
| Zone: Zone 2- Comox Valley | Frontage: | Bed: 6 | Sale Price: \$452,000 |
| Sub: Z2 Comox Peninsula | Depth: | Bath: 4 | Sale Date June 15, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| Sq Ft: 3,058 | Taxes: \$5,189 Yr: 2008 | Age: 13 | Title: Freehold |
| Bldg Char: M Lev Bsmt & 2nd | Lot Size: 28314 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: | Heat: Baseboard | |
| Listed By: Coast Realty Group Cv Ltd (Ct) | | Parking: | |
| This property has it all!!! Desirable Kye Bay seaside location. Excellent family home size with 6 bedrooms, 4 bathrooms, and over 3000 sq. feet on 0.65 private acres. Plus excellent offering price \$85,000 less than tax assessed value! Don't miss out on this great package perfect for the astute buyer. Walk on the beach and enjoy nature. Just on the outskirts of Comox and close to all town amenities. This property is perfect if you bring your decorating ideas to make this your family dream home. Enjoy | | | |




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| Addr: 1250 Westurne Heights | Unit: | MLS®: 272609 | List Price: \$139,900 |
| Zone: Zone 5- Parksville/Qualicum | Frontage: | Bed: 2 | Sale Price: \$135,000 |
| Sub: Z5 Area F | Depth: | Bath: 1 | Sale Date May 4, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 960 | Taxes: \$752 Yr: 2008 | Age: 6 | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 4356 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Slab | Heat: Baseboard | |
| Listed By: Realty Executives Mid-Island | | Parking: Open | |
| 5 year old 2 bedroom rancher with detached garage. Only 10 minutes from Coombs. Strata septic field. Strata Corporation not formed. Rural setting with creek nearby with beaver dams. Great starter home or investment. Situated in a very rustic community. All information must be verified. | | | |

The above information is from sources deemed reliable but it should not be relied upon without independent verification.
 Not intended to solicit properties already listed for sale. * Personal Real Estate Corporation Printed: October 2, 2009


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|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------|--------------------------|-------------------------|
| Addr: 1790 22nd Street | Unit: | MLS®: 278290 | List Price: \$260,000 |
| Zone: Zone 2- Comox Valley | Frontage: | Bed: 4 | Sale Price: \$240,000 |
| Sub: Z2 Courtenay City | Depth: | Bath: 3 | Sale Date June 19, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession:TBA |
| Sq Ft: 1,911 | Taxes: \$2,545 Yr: 2008 | Age: 20 | Title: Freehold |
| Bldg Char: Split Entry | Lot Size: 7667 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Full | Heat: Baseboard | |
| Listed By: Royal Lepage-Comox Valley (Cv) | | Parking: Garage - Single | |
| Family sized home with good sized yard. Kitchen faces south looking over a generous back yard. Fully fenced, private deck. Three bedrooms up and set up for a wood stove in the family room. | | | |




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| Addr: 360 Back Road | Unit: | MLS®: 265174 | List Price: \$259,900 |
| Zone: Zone 2- Comox Valley | Frontage: | Bed: 3 | Sale Price: \$255,000 |
| Sub: Z2 Courtenay East | Depth: | Bath: 3 | Sale Date Mar. 11, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession:TBA |
| Sq Ft: 2,437 | Taxes: \$3,257 Yr: 2008 | Age: 34 | Title: Freehold |
| Bldg Char: Grd Lev Ent-Main Up | Lot Size: 9583 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Full | Heat: Baseboard | |
| Listed By: RE/MAX Ocean Pacific Realty Cx | | Parking: | |
| Centrally located home with views of the Comox Glacier! This 2400+ sq.ft home sits on a landscaped lot closed to shopping, bus routes, schools and downtown Courtenay. Upstairs, there are three bedrooms and a spacious common area and kitchen. Downstairs, there is a huge rec room, second kitchen and bathroom. The zoning is R2 (duplex) so with a little bit of work one could have a nice legal suite. Currently, there is an indoor pool off the back of the house. The back yard is shaded in the | | | |




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| Addr: 1155 Fosters Place | Unit: | MLS®: 271968 | List Price: \$594,900 |
| Zone: Zone 2- Comox Valley | Frontage: | Bed: 11 | Sale Price: \$500,000 |
| Sub: Z2 Mt Washington | Depth: | Bath: 4 | Sale Date June 16, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession:NEGOTIABLE |
| Sq Ft: 4,500 | Taxes: \$8,611 Yr: 2008 | Age: 10 | Title: Leasehold |
| Bldg Char: Other | Lot Size: 6970 sq.ft. | Fuel: Electric | |
| Constr.: Log | Bsmt: | Heat: Baseboard | |
| Listed By: Royal Lepage-Comox Valley (Cv) | | Parking: Other | |
| Large custom built log home on Mt Washington. Has 4 separate living areas with 4 kitchens. Measurements to be confirmed. Common laundry room, sauna and hot tub. Court ordered sale. | | | |



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| Addr: 1912 Lacon Road | Unit: | MLS®: 272492 | List Price: \$199,000 |
| Zone: Zone 10- Islands | Frontage: | Lot Size: 2.03 acres | Sale Price: \$190,000 |
| Sub: 10 Denman Island | Depth: | Zoning: R1 | Sale Date June 1, 2009 |
| Type: Lots/Acreage | Status: Sold | Z. Type: Other | Possession:TBA |
| Prop: | Taxes: \$1,523 2008 | Title: Freehold | |
| Subdivision: | Prospectus: | Water: Drilled Well | |
| Strata Fee: | Restrictions: Other | Sewer: Septic - Yes | |
| Listed By: RE/MAX The Islands | | | |
| One of the best priced acreages on Denman Island with septic and drilled well! The spectacular views of the ocean and the Vancouver Island mountains will spellbind you. This 2.034 acre strata lot offers a cleared building site, a septic system and drilled well. The property has been effectively landscaped, yet with numerous trees left for privacy. This property is priced to | | | |



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| Addr: 3007 George Street | Unit: | MLS®: 268290 | List Price: \$220,185 |
| Zone: Zone 3- Duncan | Frontage: | Bed: 3 | Sale Price: \$195,000 |
| Sub: Z3 Duncan | Depth: | Bath: 2 | Sale Date Apr. 21, 2009 |
| Type: Half Duplex | Status: Sold | Ensuite: 1 | Possession:TBA |
| Sq Ft: 1,110 | Taxes: \$1,533 Yr: 2008 | Age: 10 | Title: Strata |
| Bldg Char: Side x Side (Duplex) | Lot Size: 3230 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Slab | Heat: Baseboard | |
| Listed By: RE/MAX Of Duncan (Mb) | | Parking: Garage - Single | |
| Court ordered sale. This 10 year old, 3 bedroom, 2 bath, 1100+ sqft 1/2 duplex offers "value" with a capital "V". It appears to have "good bones" but does need some TLC. Living room/kitchen are spacious and offer lots of natural light. 2 pc bath and laundry room are also on the main floor, all bedrooms and 4 pc bath (cheater ensuite) are located upstairs. Slider door from kitchen into fully fenced backyard. Single car garage. Located right beside a "neighbourhood park". A great family home. | | | |




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| Addr: 1205 Harrison Way | Unit: | MLS®: 282867 | List Price: \$249,000 |
| Zone: Zone 10- Islands | Frontage: 88 | Bed: 3 | Sale Price: \$245,000 |
| Sub: 10 Gabriola Island | Depth: 305 | Bath: 2 | Sale Date Sept. 1, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: |
| Sq Ft: 1,413 | Taxes: \$1,479 Yr: 2009 | Age: 16 | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 27007 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Crawl | Heat: Baseboard | |
| Listed By: Coast Realty Group (Gv) Ltd. | | Parking: | |
| Great Family Home! Well laid out 3 bedroom 2 bathroom home with large windows and vaulted ceilings. Large fenced backyard with plenty of room for garden or play area for children. Close to shops, beaches and ferry. | | | |


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|-------------------------------------------------------------------------------------------------------|---------------------------------------|----------------------------------|--------------------------------|
| Addr: 408 Resolution Place | Unit: | MLS®: 274869 | List Price: \$161,500 |
| Zone: Zone 3- Duncan | Frontage: 33 | Bed: 3 | Sale Price: \$176,500 |
| Sub: Z3 Ladysmith | Depth: 98 | Bath: 2 | Sale Date July 23, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TENANCY |
| Sq Ft: 1,180 | Taxes: \$1,592 Yr: 2008 | Age: UN | Title: Freehold |
| Bldg Char: 2 Storey-Main Lev Ent | Lot Size: 3228 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Slab | Heat: Baseboard | |
| Listed By: Realty Executives Mid-Island | | Parking: Carport - Single | |
| This 3 bedroom home, 1 1/2 bathrooms needs TLC. Nice location on a cul de sac, single carport. | | | |




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| Addr: 7763 Lantzville Road | Unit: | MLS®: 279110 | List Price: \$299,000 |
| Zone: Zone 4- Nanaimo | Frontage: | Bed: 4 | Sale Price: \$276,500 |
| Sub: Z4 Lower Lantzville | Depth: | Bath: 3 | Sale Date Aug. 13, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 3,060 | Taxes: \$2,535 Yr: 2007 | Age: | Title: Freehold |
| Bldg Char: Split Level Home | Lot Size: 1.03 acres | Fuel: Electric | |
| Constr.: Frame | Bsmt: Crawl | Heat: Baseboard | |
| Listed By: RE/MAX Of Nanaimo Na | | Parking: | |
| This 1.03 acre private property features a gently sloping rear yard, lots of shrubs, trees and garden areas for cultivation, and an older home with large addition for your updating vision. The home has over 2000 square feet on the main level with another 1000 square feet of living space in a unique configuration that may permit you to have a rented space. With two kitchens, 4 bedrooms, and 3 bathrooms, the possibilities are broad. The master bedroom on the main level has an ensuite plus | | | |




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| Addr: 2522 Glendoik Way | Unit: | MLS®: 269696 | List Price: \$449,000 |
| Zone: Zone 3- Duncan | Frontage: | Bed: 3 | Sale Price: \$431,500 |
| Sub: Z3 Mill Bay | Depth: | Bath: 3 | Sale Date Aug. 15, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: |
| Sq Ft: 2,100 | Taxes: Yr: | Age: 2 | Title: Strata |
| Bldg Char: 2 Storey-Main Lev Ent | Lot Size: 8625 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Slab | Heat: Heat Pump | |
| Listed By: Sutton Group-West Coast Realty | | Parking: Garage - Double | |
| This near new home is ready for immediate possession. This home features the master bedroom on the main with 2 large bedrooms up and tons of storage. 2 gas fireplaces, one in the family room off the kitchen, great for entertaining. Maple kitchen, heat pump with electric furnace back-up. Alarm system and roughed in vacuum. Yard is fully fenced for kids and pets with sprinkler system. | | | |



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| Addr: 707 Nicol Street | Unit: | MLS®: 272925 | List Price: \$124,900 |
| Zone: Zone 4- Nanaimo | Frontage: | Bed: 2 | Sale Price: \$129,000 |
| Sub: Z4 South Nanaimo | Depth: | Bath: 2 | Sale Date May 14, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,680 | Taxes: \$1,041 Yr: 2008 | Age: UN | Title: Freehold |
| Bldg Char: M Lev Ent w/Bsmt | Lot Size: 4026 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Full | Heat: Baseboard | |
| Listed By: RE/MAX Of Nanaimo Na | | Parking: Open | |
| Court ordered sale. Property is purchased on a strictly "as is, where is" basis with no representations or warranties from the vendor whatsoever. All offers have to have a minimum \$3000 deposit by bank draft or certified cheque. Offers have to have exact legal names of the buyers and 2 full business days are required for response. Offers to be accompanied by a "Schedule A". A property disclosure statement is not available, and chattels are not included. Basement is not full height. Lot next door, | | | |



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| Addr: 3087 Barons Road | Unit: 204 | MLS®: 271916 | List Price: \$144,900 |
| Zone: Zone 4- Nanaimo | Title: Strata | Bed: 2 | Sale Price: \$138,000 |
| Sub: Z4 Uplands | Status: Sold | Bath: 1 | Sale Date Mar. 19, 2009 |
| Type: Condo/Strata | Taxes: \$1,314 Yr: 2008 | Ensuite: | Possession: TBA |
| Style: Apartment | Total Area: 780 | Age: 18 | Title: Strata |
| Storeys: 4 | Laundry: | Parking: | |
| Complex: | Strata Fee: \$130 | Fee Incl: Management | |
| Listed By: Coast Realty Group (Oc) | | | |
| Foreclosure sale. City assessed at \$162,200. Rentals and pets permitted. 2 bedroom, 1 bath condo with newer paint, kitchen cabinets, tile work and carpet. Sold 'as is - where is'. Appliances not included. | | | |




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| Addr: 133 View Street | Unit: | MLS®: 266249 | List Price: \$164,900 |
| Zone: Zone 4- Nanaimo | Frontage: | Bed: 2 | Sale Price: \$155,000 |
| Sub: Z4 South Nanaimo | Depth: | Bath: 1 | Sale Date Mar. 23, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: IMMEDIATE |
| Sq Ft: 930 | Taxes: \$1,524 Yr: 2007 | Age: UN | Title: Freehold |
| Bldg Char: M Lev Ent w/Bsmt | Lot Size: 4227 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Not Full Height | Heat: Baseboard | |
| Listed By: Sutton Group-West Coast Realty | | Parking: Open | |
| The measurements on the listing shows 2 bedrooms upstairs, frankly the bedrooms and the bathroom have not been completed and are there waiting for the lucky new handy person to make it "His Own". At the moment there are 2 bedrooms on the main floor and potentially 2 more [making a total of 4 bedrooms] upstairs. Wonderfully located across from Bayview Elementary, this home could be the "Starter" home that you have been looking for. Bring your "ideas" and of course your | | | |


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|  | Addr: 35 4th Street | Unit: | MLS®: 267996 | List Price: \$179,900 |
| | Zone: Zone 4- Nanaimo | Frontage: 50 | Bed: 2 | Sale Price: \$172,000 |
| | Sub: Z4 University District | Depth: 120 | Bath: 2 | Sale Date Jan. 15, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| | Sq Ft: 1,960 | Taxes: \$1,735 Yr: 2008 | Age: RE | Title: Freehold |
| Bldg Char: 2 Storey-Main Lev Ent | Lot Size: 6000 sq.ft. | Fuel: Oil | | |
| Constr.: Frame | Bsmnt: Not Full Height | Heat: Forced Air | | |
| Listed By: Realty Executives Mid-Island | Parking: Carport - Single | | | |
| <p>This 2 bedroom 2 bathroom home is in great shape. Currently only 1 bedroom up but could easily be converted back to 2. Laminate floors, country style kitchen, large corner lot, huge deck and close to schools, downtown and Malaspina University. Try your offer!</p> | | | | |

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|  | Addr: 6073 Pleasant Valley Way | Unit: | MLS®: 279008 | List Price: \$174,900 |
| | Zone: Zone 4- Nanaimo | Title: Strata | Bed: 2 | Sale Price: \$174,900 |
| | Sub: Z4 Pleasant Valley | Status: Sold | Bath: 2 | Sale Date Aug. 21, 2009 |
| | Type: Condo/Strata | Taxes: \$1,662 Yr: 2008 | Ensuite: | Possession: TBA |
| | Style: Townhouse | Total Area: 1,011 | Age: 15 | Title: Strata |
| Storeys: 2 | Laundry: In Unit | Parking: Carport - Single | | |
| Complex: Coast Realty Group (Na) | Strata Fee: \$127 | Fee Incl: Management, Maintenance | | |
| Listed By: Coast Realty Group (Na) | <p>Foreclosure Sale. Do not miss this 2 storey townhome in every poplar Pleasant Valley Estates. Close to schools, Woodgrove Mall and Longwood Station. We also feature a gas fireplace in living room and a great no waste space kitchen. Upstairs has two bedrooms, one has its own deck. Enjoy the rear patio that is southern exposure. This is the ideal location to start out or</p> | | | |

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|  | Addr: 5660 Edgewater Lane | Unit: 303 | MLS®: 280107 | List Price: \$179,000 |
| | Zone: Zone 4- Nanaimo | Title: Strata | Bed: 1 | Sale Price: \$175,000 |
| | Sub: Z4 North Nanaimo | Status: Sold | Bath: 1 | Sale Date Aug. 31, 2009 |
| | Type: Condo/Strata | Taxes: \$1,599 Yr: 2009 | Ensuite: | Possession: TBA |
| | Style: Apartment | Total Area: 582 | Age: 3 | Title: Strata |
| Storeys: 2 | Laundry: In Unit | Parking: Underground Garage | | |
| Complex: Coast Realty Group (Oc) | Strata Fee: \$156 | Fee Incl: Management, Maintenance | | |
| Listed By: Coast Realty Group (Oc) | <p>Mayfield, the next generation of luxurious condominiums at Longwood reflect their natural West Coast setting & boasts its timeless elegance & grace. Award winning designers & architects have combined traditional & contemporary styling in a peaceful, picturesque, community setting.</p> | | | |

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|  | Addr: 1648 Creekside Drive | Unit: | MLS®: 271792 | List Price: \$199,900 |
| | Zone: Zone 4- Nanaimo | Title: Strata | Bed: 3 | Sale Price: \$190,000 |
| | Sub: Z4 Central Nanaimo | Status: Sold | Bath: 3 | Sale Date Mar. 13, 2009 |
| | Type: Condo/Strata | Taxes: \$852 Yr: 2008 | Ensuite: 1 | Possession: TBA |
| | Style: Patio Home | Total Area: 1,259 | Age: 12 | Title: Strata |
| Storeys: 2 | Laundry: In Unit | Parking: Garage - Single | | |
| Complex: Millstone Creek | Strata Fee: \$135 | Fee Incl: Management, Maintenance | | |
| Listed By: Royal Lepage Realty Pk | <p>Foreclosure Sale! This 1,259 sqft. 3bed/3bath unit has had everything totally redone on the exterior with all New windows, doors, cultured stone, hardi-plank siding and more! All work has been paid for and there is nothing owing on this unit and it is vacant and ready to move into! What more can I say, if you have been looking for a steal in this market then you just found it!</p> | | | |

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|  | Addr: 1641 Creekside Drive | Unit: | MLS®: 271868 | List Price: \$225,000 |
| | Zone: Zone 4- Nanaimo | Title: Strata | Bed: 3 | Sale Price: \$205,000 |
| | Sub: Z4 Central Nanaimo | Status: Sold | Bath: 3 | Sale Date Feb. 25, 2009 |
| | Type: Condo/Strata | Taxes: \$845 Yr: 2008 | Ensuite: 1 | Possession: QUICK |
| | Style: Townhouse | Total Area: 1,259 | Age: RE | Title: Strata |
| Storeys: 2 | Laundry: In Unit | Parking: Garage - Single | | |
| Complex: Sutton Group-West Coast Realty | Strata Fee: \$135 | Fee Incl: Management, Caretaker, Recreation Facility, Maintenance | | |
| Listed By: Sutton Group-West Coast Realty | <p>Three Bedroom Two Bathroom Town home. Central location close to bus routes, shopping & all daily amenities. Complete renovation on the outside of the whole complex, hardy plank, rock, new windows, doors, decks the works! Open floor concept, large family room, dining room, office, bathroom and Kitchen on the main floor. Upstairs there are three bedrooms and large</p> | | | |


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|  | Addr: 1758 Ground Road | Unit: | MLS®: 271639 | List Price: \$249,900 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 4 | Sale Price: \$225,000 |
| | Sub: Z4 Cedar | Depth: | Bath: 3 | Sale Date Mar. 17, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| | Sq Ft: 1,966 | Taxes: \$1,499 Yr: 2008 | Age: 29 | Title: Freehold |
| Bldg Char: Split Entry | Lot Size: 29185 sq.ft. | Fuel: Electric | | |
| Constr.: Frame | Bsmnt: Full | Heat: Baseboard | | |
| Listed By: RE/MAX Of Nanaimo Na | Parking: | | | |
| <p>Very good value in this .67 acre private setting with basement home and suite, detached shop, and quiet location. The unauthorised suite has 2 bedrooms. Plenty of storage space inside and out with sheds and carport. Country kitchen, 2 bedrooms on main, 3 bathrooms, and spacious livingroom. The lot is easily accessible from a quiet country road (off Seaberg, off Akenhead) yet is still close to Cedar amenities, and only 10 minutes from Chase River area and its rapidly growing retail</p> | | | | |


The above information is from sources deemed reliable but it should not be relied upon without independent verification.
 Not intended to solicit properties already listed for sale. * Personal Real Estate Corporation Printed: October 2, 2009


This Information has been provided to you by:


John Cooper
Phone: (250) 754-1223


RE/MAX Of Nanaimo Dt
Phone: (250) 754-1223

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|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------|---------------------------------------|------------------------|-------------------------------|
|  | Addr: 2338 Rosstown Road | Unit: 4 | MLS®: 279257 | List Price: \$219,900 |
| | Zone: Zone 4- Nanaimo | Title: Strata | Bed: 3 | Sale Price: \$225,275 |
| | Sub: Z4 Diver Lake | Status: Sold | Bath: 2 | Sale Date July 8, 2009 |
| | Type: Condo/Strata | Taxes: \$1,791 Yr: 2008 | Ensuite: 1 | Possession: TBA |
| Style: Townhouse | Total Area: 1,470 | Age: 15 | Title: Strata | |
| Storesys: | Laundry: | Parking: | Garage - Single | |
| Complex: | Strata Fee: \$175 | Fee Incl: | | |
| Listed By: RE/MAX Of Nanaimo Na | | | | |
| Court ordered Sale. Enjoy almost 1500 sq ft of well designed townhouse with a garage. There are only 4 units in the complex. This main level entry home has 3 bedrooms and 3 bathrooms. The master suite has a walk-in closet a full 4 piece ensuite. This home is bright with many skylights. Conveniently located close to schools, shopping, Beban Park, pool and recreation plus | | | | |

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|  | Addr: 360 Selby Street | Unit: 205 | MLS®: 279535 | List Price: \$223,900 |
| | Zone: Zone 4- Nanaimo | Title: Strata | Bed: 2 | Sale Price: \$225,801 |
| | Sub: Z4 Old City | Status: Sold | Bath: 1 | Sale Date Sept. 15, |
| | Type: Condo/Strata | Taxes: \$1,965 Yr: 2008 | Ensuite: | Possession: TENANCY |
| Style: Apartment | Total Area: 805 | Age: 14 | Title: Strata | |
| Storesys: | Laundry: In Unit | Parking: | Underground Garage | |
| Complex: | Strata Fee: \$217 | Fee Incl: | Management | |
| Listed By: RE/MAX Of Nanaimo Na | | | | |
| Ocean View Condo in a Prime Downtown Location A wonderful opportunity to own this 2 Bedroom, 1 bath unit in an ideal location within walking distance to all amenities. Offering approx. 805 sq.ft. of living space with the unique added bonus of a 400 sq. ft. outdoor patio with views of the Harbour and Gabriola Island. The interior offers a spacious galley styled Kitchen | | | | |

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|  | Addr: 685 6th Street | Unit: | MLS®: 269587 | List Price: \$250,000 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 5 | Sale Price: \$231,000 |
| | Sub: Z4 South Nanaimo | Depth: | Bath: 3 | Sale Date Feb. 14, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| Sq Ft: 2,056 | Taxes: \$2,115 Yr: 2008 | Age: UN | Title: Freehold | |
| Bldg Char: Grd Lev Ent-Main Up | Lot Size: 7556 sq.ft. | Fuel: Electric | | |
| Constr.: Frame | Bsmt: Part | Heat: Baseboard | | |
| Listed By: Realty Executives Mid-Island | Parking: Carpport - Single | | | |
| Foreclosure Court Order Sale Great location-Close to university. Next door to Collier Dam Park-3 bedroom sup, 2 bedrooms down (suited). Property sold as is where is. All measurements approximate;e verify if important. | | | | |

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|  | Addr: 995 St David Street | Unit: | MLS®: 282627 | List Price: \$254,900 |
| | Zone: Zone 4- Nanaimo | Frontage: 69 | Bed: 3 | Sale Price: \$235,000 |
| | Sub: Z4 Central Nanaimo | Depth: 115 | Bath: 1 | Sale Date Sept. 9, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: | Possession: ON |
| Sq Ft: 1,275 | Taxes: \$2,128 Yr: 2009 | Age: UN | Title: Freehold | |
| Bldg Char: Rancher | Lot Size: 7935 sq.ft. | Fuel: Electric | | |
| Constr.: Frame | Bsmt: Crawl | Heat: Baseboard | | |
| Listed By: Coast Realty Group (Oc) | Parking: Open | | | |
| FORECLOSURE. Sold As Is, Where Is. Schedule A to be attached to all offers. 3 bedrooms, 1 bath, updated rancher in Central Nanaimo. Roof and foundation are newer, as is wood laminate flooring, trim and crown mouldings throughout. Kitchen and bathroom have been updated with cabinets and newer counter tops. Newer electric wall mounted heaters and light fixtures as well. Large master bedroom with walk in closet and access to back yard. The welcoming living room enjoys a wood burning | | | | |


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|  | Addr: 463 Mulberry Drive | Unit: | MLS®: 274077 | List Price: \$269,000 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 3 | Sale Price: \$245,000 |
| | Sub: Z4 South Nanaimo | Depth: | Bath: 2 | Sale Date May 4, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,728 | Taxes: \$2,072 Yr: 2007 | Age: UN | Title: Freehold | |
| Bldg Char: Grd Lev Ent-Main Up | Lot Size: 7642 sq.ft. | Fuel: Electric | | |
| Constr.: Frame | Bsmt: Part | Heat: Baseboard | | |
| Listed By: RE/MAX Ocean Pointe Ld | Parking: Garage - Single | | | |
| Foreclosure court ordered sale. This 1728 sqft home is approximately 11 years old. Features 3 bedrooms, 2 baths. Large family room downstairs. Main floor has open floor plan. Large master bedroom with a walk-in closet. Built-in vacuum system, garage and RV parking. Nice, level flat lot with garden area. Located in the south end close to university. Ideal property for unauthorized suite. | | | | |


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|  | Addr: 1821 Peyton Place | Unit: | MLS®: 273389 | List Price: \$235,000 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 4 | Sale Price: \$246,700 |
| | Sub: Z4 Central Nanaimo | Depth: | Bath: 2 | Sale Date June 3, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,954 | Taxes: \$2,265 Yr: 2008 | Age: UN | Title: Freehold | |
| Bldg Char: Split Entry | Lot Size: 7405 sq.ft. | Fuel: Oil | | |
| Constr.: Frame | Bsmt: Full | Heat: Forced Air | | |
| Listed By: Coast Realty Group (Na) | Parking: Carpport - Single | | | |
| "COURT ORDERED SALE". Here is an exciting opportunity in Nanaimo's real estate market. This handy person's special requires some TLC but is in a lovely quiet area on a no-thru road. With 4 bedrooms & 2 bathrooms, this central Nanaimo home would be perfect for a growing family. The home also boasts a park-like backyard and RV parking. With some hard work, this home could provide a great return on investment. | | | | |


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|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------|---------------------------------------|---------------------------------|------------------------------|
|  | Addr: 430 7th Street | Unit: | MLS®: 274162 | List Price: \$259,900 |
| | Zone: Zone 4- Nanaimo | Frontage: 85 | Bed: 3 | Sale Price: \$257,000 |
| | Sub: Z4 South Nanaimo | Depth: 217 | Bath: 2 | Sale Date May 6, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| | Sq Ft: 1,500 | Taxes: \$2,495 Yr: 2009 | Age: UN | Title: Freehold |
| | Bldg Char: Rancher | Lot Size: 18445 sq.ft. | Fuel: Electric | |
| | Constr.: Frame | Bsmt: Crawl | Heat: Baseboard | |
| | Listed By: Realty Executives Mid-Island | | Parking: Garage - Single | |
| <p>FORECLOSURE AND A Cash COW!!! Not only does this property have a secondary suite but it's sub-dividable too! It's a win win situation not to be missed. This lot is over 18000 square feet with access from 2 opposite streets and services at the property line. There is a large 1500 sq.ft. rancher accessed from 7th Street and a 1 bedroom detached suite tucked behind. The rancher features 3 bedrooms plus a den, two bathrooms (one being an ensuite), a formal diningroom, large livingroom with a wood</p> | | | | |

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|  | Addr: 1662 Crescent View Drive | Unit: | MLS®: 278590 | List Price: \$305,900 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 4 | Sale Price: \$280,000 |
| | Sub: Z4 Central Nanaimo | Depth: | Bath: 3 | Sale Date June 29, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| | Sq Ft: 2,284 | Taxes: \$2,399 Yr: 2008 | Age: UN | Title: Freehold |
| | Bldg Char: Split Entry | Lot Size: 8712 sq.ft. | Fuel: Natural | |
| | Constr.: Frame | Bsmt: Full | Heat: Forced Air | |
| | Listed By: RE/MAX Of Nanaimo Na | | Parking: Carpport - Single | |
| <p>COURT ORDERED SALE: Court date set for July 23, 2009"...Spacious home in great family location close to everything! This home offers almost 2300 sq ft of living on two floors. Upstairs, the open floor plan boasts a bright kitchen, large living room with fireplace, 3 bedrooms, eating nook, and master with 2 pc ensuite. Updates include thermal vinyl frame windows, newer paint, laminate and lino for a fresh and modern look throughout. Downstairs, there is a generously sized family room with gas</p> | | | | |

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|  | Addr: 1940 Coal Tye Trail | Unit: | MLS®: 278489 | List Price: \$280,000 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 4 | Sale Price: \$285,000 |
| | Sub: Z4 University District | Depth: | Bath: 3 | Sale Date July 8, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| | Sq Ft: 2,100 | Taxes: \$2,234 Yr: 2008 | Age: UN | Title: Freehold |
| | Bldg Char: Grd Lev Ent-Main Up | Lot Size: 9239 sq.ft. | Fuel: Electric | |
| | Constr.: Frame | Bsmt: Part | Heat: Baseboard | |
| | Listed By: RE/MAX Of Nanaimo Na | | Parking: Carpport - Single | |
| <p>Court ordered sale. Property is purchased on a strictly "as where is" basis with no representations or warranties from the vendor whatsoever. All offers have to have a minimum \$5000 deposit by bank draft or certified cheque. Offers have to have exact legal names of the buyers and five full business days are required for a response. Offers to be accompanied by " a Schedule A". A property disclosure statement is not available and chattels are not included. Room sizes approximate. The</p> | | | | |

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|  | Addr: 2013 Cathers Drive | Unit: | MLS®: 271027 | List Price: \$309,900 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 3 | Sale Price: \$295,000 |
| | Sub: Z4 South Jingle Pot | Depth: | Bath: 3 | Sale Date Mar. 20, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| | Sq Ft: 2,160 | Taxes: \$2,463 Yr: 2008 | Age: 19 | Title: Freehold |
| | Bldg Char: Grd Lev Ent-Main Up | Lot Size: 7405 sq.ft. | Fuel: Electric | |
| | Constr.: Frame | Bsmt: | Heat: Baseboard | |
| | Listed By: Royal Lepage Realty Pk | | Parking: Garage - Double | |
| <p>Cathers Lake Beauty Warm and delightful, beautifully updated and decorated home located in the South Jingle Pot area of Cathers and Westwood Lakes in Nanaimo. Over 2100 sq ft with a functional open plan main living up as well as 3 bedrooms and 2 baths. The kitchen is light, bright and cheery with plenty of counter space and skylight above and the living room boasts a cozy gas fireplace. You will love the wood floors. From this main living area enjoy pastoral views across the street and</p> | | | | |

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|  | Addr: 2128 Mountain Vista Drive | Unit: | MLS®: 271712 | List Price: \$354,900 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 5 | Sale Price: \$355,150 |
| | Sub: Z4 Diver Lake | Depth: | Bath: 3 | Sale Date July 10, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TENANCY |
| | Sq Ft: 2,422 | Taxes: \$3,278 Yr: 2008 | Age: 3 | Title: Freehold |
| | Bldg Char: Grd Lev Ent-Main Up | Lot Size: 6459 sq.ft. | Fuel: Electric | |
| | Constr.: Frame | Bsmt: Crawl | Heat: Baseboard | |
| | Listed By: RE/MAX Of Nanaimo Na | | Parking: Garage - Double | |
| <p>Court ordered sale. Property is purchased on a strictly "as, where is" basis with no representations or warranties from the vendor whatsoever. All offers have to have a minimum \$5000 deposit by bank draft or certified cheque. Offers have to have exact legal names of the buyers and two full business days are required for a response. Offers to be accompanied by a "Schedule A" copy available from the listing agent. A property disclosure statement is not available, and chattels are not</p> | | | | |


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|  | Addr: 4970 Vista View Cres | Unit: | MLS®: 276674 | List Price: \$429,900 |
| | Zone: Zone 4- Nanaimo | Title: Strata | Bed: 2 | Sale Price: \$375,000 |
| | Sub: Z4 North Nanaimo | Status: Sold | Bath: 3 | Sale Date June 8, 2009 |
| | Type: Condo/Strata | Taxes: | Ensuite: 1 | Possession: TBA |
| | Style: Townhouse | Total Area: 2,317 | Age: 1 | Title: Strata |
| | Stores: 2 | Laundry: In Unit | Parking: Garage - Double | |
| | Complex: Solterre | Strata Fee: \$212 | Fee Incl: Management, Maintenance | |
| | Listed By: Realty Executives Mid-Island | | | |
| <p>One of eight luxury ocean view town homes. 2 levels, master suite main floor. Gas fireplace & gas cooking. Wood plank floors. French doors to patio. Maple cabinets, granite countertops. 2 pc powder room, laundry - main floor. Upstairs - 2nd bedroom, bathroom & family room. Decks off family room. Double garage.</p> | | | | |


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|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------|---------------------------------------|--------------------------------------|--------------------------------|
|  | Addr: 6108 Carlton Road | Unit: | MLS®: 274718 | List Price: \$379,900 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 5 | Sale Price: \$385,000 |
| | Sub: Z4 North Nanaimo | Depth: | Bath: 3 | Sale Date Aug. 12, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| | Sq Ft: 2,790 | Taxes: \$3,262 Yr: 2008 | Age: UN | Title: Freehold |
| | Bldg Char: M Lev Ent w/Bsmt | Lot Size: 6459 sq.ft. | Fuel: Natural | |
| | Constr.: Frame | Bsmt: Full | Heat: Forced Air | |
| | Listed By: Realty Executives Mid-Island | | Parking: Garage & Carport | |
| Fully finished main level entry home with walk-out basement. Open kitchen with family room and access to rear deck. 3 bedrooms up. Master suite with 3 pc ensuite and walk-in closet. Lots of room down, 2 more bedrooms and games/media room. Ocean view. | | | | |

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|  | Addr: Lt 1 Aho Road | Unit: | MLS®: 277238 | List Price: \$399,900 |
| | Zone: Zone 4- Nanaimo | Frontage: | Lot Size: 11.68 acres | Sale Price: \$412,660 |
| | Sub: Z4 Cedar | Depth: | Zoning: A-2 | Sale Date Sept. 16, |
| | Type: Lots/Acreage | Status: Sold | Z. Type: Single Family | Possession: ON |
| | Prop: | Taxes: \$1,874 2008 | Title: Freehold | |
| | Subdivision: | Prospectus: | Water: None | |
| | Strata Fee: | Restrictions: Unknown | Sewer: None | |
| | Listed By: RE/MAX Of Nanaimo Na | | | |
| PROPERTY FORECLOSURE. This 11.68 acre property offers Fabulous Ocean, Mountain and City Views from many of the possible building sites. Located at the end of Aho Road, the property is bordered by the Woodley Range Ecological Reserve and Aquilla Estates. From the gate take the stroll down the roughed in road. After you walk approx. 300 yards the ocean and | | | | |

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|  | Addr: 6505 Kestrel Cres | Unit: | MLS®: 273996 | List Price: \$494,900 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 5 | Sale Price: \$490,000 |
| | Sub: Z4 North Nanaimo | Depth: | Bath: 4 | Sale Date Apr. 23, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: 2 | Possession: TBA |
| | Sq Ft: 3,135 | Taxes: \$4,236 Yr: 2008 | Age: 6 | Title: Freehold |
| | Bldg Char: 2 Storey-Main Lev Ent | Lot Size: 6459 sq.ft. | Fuel: Natural | |
| | Constr.: Frame | Bsmt: | Heat: Forced Air | |
| | Listed By: Sutton Group-West Coast Realty | | Parking: Garage - Double, Additional | |
| Under Foreclosure "Where is as is" Complete with excellent revenue, Upstairs rented out at \$1895 Downstairs \$1200 They would love to sign up a long term rental agreement. Nestled in the most sought after subdivision one block from the ocean with public access to the Ocean and pebble beach perfect for strolls or tossing a stick for the dog. Full Ocean views from the main floor & upstairs. This house is massive, double car garage with over height ceilings, large open Kitchen with family room | | | | |

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|  | Addr: 4050 Morningside Drive | Unit: | MLS®: 255945 | List Price: \$3,950,000 |
| | Zone: Zone 4- Nanaimo | Frontage: | Bed: 5 | Sale Price: \$3,175,000 |
| | Sub: Z4 Hammond Bay | Depth: | Bath: 5 | Sale Date Apr. 20, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| | Sq Ft: 5,780 | Taxes: \$21,899 Yr: 2008 | Age: UN | Title: Freehold |
| | Bldg Char: M Lev Ent w/Bsmt | Lot Size: 3.10 acres | Fuel: Oil | |
| | Constr.: Frame | Bsmt: Full | Heat: Baseboard | |
| | Listed By: Coast Realty Group (Na) | | Parking: Multiple C/P | |
| "LEVEL OCEANFRONT ACREAGE" Very unique parcel of prime waterfront property, situated in the heart of Nanaimo. Fronting on Piper Lagoon with the ocean being virtually on 3 sides & the possibility of summer moorage. Improvements consist of a level entry home of approx 5800 sqft w/lge kitch & BI BBQ + 2 BI ovens, etc. The famrm has a feature wall stone fp w/lvgrm offering a masonry one. All room sizes are large than normal incl the 3 bdrms. Lower level offers another famrm w/3rd | | | | |


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|  | Addr: 2720 Matthew Road | Unit: | MLS®: 279369 | List Price: \$519,000 |
| | Zone: Zone 5- Parksville/Qualicum | Frontage: | Bed: 5 | Sale Price: \$550,000 |
| | Sub: Z5 Nanoose | Depth: | Bath: 3 | Sale Date Sept. 14, |
| | Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| | Sq Ft: 3,966 | Taxes: \$2,503 Yr: 2008 | Age: UN | Title: Freehold |
| | Bldg Char: Other | Lot Size: 5.06 acres | Fuel: Oil | |
| | Constr.: Frame | Bsmt: Full | Heat: Forced Air | |
| | Listed By: Royal Lepage Nanaimo Rlty BI | | Parking: Garage - Double | |
| FORECLOSURE SALE. Deal of a LifeTime! This large Estate Property is priced to sell. There has been an incredible amount of time and money to develop this five plus acre estate property. With a little care and love this home could polish up very nicely. Plenty of high quality cross fencing and underground cistern fed sprinkler systems. This 4,000 plus square foot home has plenty of room for a family and has suite potential. There are two garages with one being oversized for a truck or RV. A very | | | | |

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|  | Addr: 309 Morison Ave | Unit: 109 | MLS®: 269512 | List Price: \$126,900 |
| | Zone: Zone 5- Parksville/Qualicum | Title: Strata | Bed: 2 | Sale Price: \$123,000 |
| | Sub: Z5 Parksville | Status: Sold | Bath: 1 | Sale Date Apr. 2, 2009 |
| | Type: Condo/Strata | Taxes: \$1,337 Yr: 2008 | Ensuite: 1 | Possession: TBA |
| | Style: Apartment | Total Area: 1,060 | Age: 28 | Title: Strata |
| | Stores: 3 | Laundry: In Unit | Parking: Underground Garage, Visitor | |
| | Complex: Azalea | Strata Fee: \$149 | Fee Incl: Management, Caretaker, Maintenance | |
| | Listed By: Royal Lepage Realty Qu | | | |
| GREAT INVESTMENT CONDO in the heart of Parksville. walk to shopping, beach, work & recreation. Located in popular Azalea Terrace offering secured entry, underground secured parking & storage. This affordable condo is a end unit with a spacious patio area, in suite laundry & quick possession is available. | | | | |

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|------------------------------------------------|---------------------------------------|------------------------|--------------------------------|
| Addr: 183 Cedar Street | Unit: | MLS®: 278262 | List Price: \$229,000 |
| Zone: Zone 5- Parksville/Qualicum | Frontage: 78 | Bed: 4 | Sale Price: \$226,100 |
| Sub: Z5 Parksville | Depth: 144 | Bath: 2 | Sale Date July 15, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,602 | Taxes: \$1,824 Yr: 2008 | Age: 38 | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 11233 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Slab | Heat: Baseboard | |
| Listed By: Sutton Group Whitecap Realty | | Parking: | |

Calling all handy people, this one needs some work. Priced below taxed assess value for quick sale. Don't wait too long, this one will sell right away. Located on a quiet street in the centre of Parksville within walking distance of schools, shopping, library, etc. A great buy! Come and have a look today!




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| Addr: 819 Mallory Ave | Unit: | MLS®: 277621 | List Price: \$269,900 |
| Zone: Zone 5- Parksville/Qualicum | Frontage: | Bed: 3 | Sale Price: \$240,000 |
| Sub: Z5 Parksville | Depth: | Bath: 2 | Sale Date June 2, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| Sq Ft: 1,900 | Taxes: \$2,450 Yr: 2008 | Age: 17 | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 9148 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Slab | Heat: Baseboard | |
| Listed By: Royal Lepage Realty Pk | | Parking: | |

FORECLOSURE! FORECLOSURE! FORECLOSURE! This court ordered sale might be the best deal in Parksville for 2009! This home offers 3 bedrooms & 2 Baths plus the addition of an extra bonus/rec room. Open kitchen concept adjoining the family plus separate Dining room & large Living room. An abundance of tile flooring & a gas fireplace, easy care vinyl siding and quick possession available. Walk to shopping, schools & the beach & only a short drive to a Marina, Recreation & great golf.




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|------------------------------------------|---------------------------------------|------------------------------------------------|--------------------------------|
| Addr: 480 Evergreen Way | Unit: | MLS®: 277650 | List Price: \$389,900 |
| Zone: Zone 5- Parksville/Qualicum | Frontage: | Bed: 3 | Sale Price: \$370,400 |
| Sub: Z5 Area F | Depth: | Bath: 3 | Sale Date June 25, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| Sq Ft: 2,499 | Taxes: \$2,273 Yr: 2008 | Age: 29 | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 5.00 acres | Fuel: Electric | |
| Constr.: Frame | Bsmt: Crawl | Heat: Baseboard | |
| Listed By: RE/MAX First Realty Pk | | Parking: Garage & Carport, Garage - | |

FORECLOSURE! If you have always dreamed of a country estate, this may be your opportunity to create one. This spacious 3 bedroom, 3 bath rancher is on 5 acres. The greenhouse and garden areas clearly indicate its potential. This home is roomy enough to be well worth the TLC it requires. If you are willing to roll up your sleeves and dare to dream, this could be it. Want to share your dream? This property is zoned for two homes.




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|------------------------------------------------|-------------------------------------|-------------------------|--------------------------------|
| Addr: 4743 Bute Street | Unit: | MLS®: 261221 | List Price: \$79,900 |
| Zone: Zone 6- Port Alberni | Frontage: 40 | Bed: 3 | Sale Price: \$73,500 |
| Sub: Z6 Port Alberni | Depth: 121 | Bath: 1 | Sale Date Feb. 27, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,000 | Taxes: \$968 Yr: 2008 | Age: UN | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 4840 sq.ft. | Fuel: Oil | |
| Constr.: Frame | Bsmt: Part | Heat: Forced Air | |
| Listed By: Realty Executives Mid-Island | | Parking: Open | |

Foreclosure court order sale. Sold "as is where is". 3 bedrooms/1 bath, 4800 sqft level lot.



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|-----------------------------------------------|---------------------------------------|-------------------------|--------------------------------|
| Addr: 2620 6th Ave | Unit: | MLS®: 281072 | List Price: \$95,000 |
| Zone: Zone 6- Port Alberni | Frontage: 44 | Bed: 2 | Sale Price: \$95,000 |
| Sub: Z6 Port Alberni | Depth: 125 | Bath: 2 | Sale Date July 24, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,856 | Taxes: \$1,322 Yr: 2008 | Age: UN | Title: Freehold |
| Bldg Char: M Lev Bsmt & 2nd | Lot Size: 5500 sq.ft. | Fuel: Natural | |
| Constr.: Frame | Bsmt: Not Full Height | Heat: Forced Air | |
| Listed By: RE/MAX Mid-Island Realty PA | | Parking: Open | |

Are you a handyman? Great opportunity for sweat equity here! 1850 sqft of floor space on a 44x125 mostly fenced lot with alley access. Good roof, updated plumbing and natural gas furnace & hot water tank.




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|-----------------------------------------------|-------------------------------------|-------------------------|------------------------------|
| Addr: 6224 Cherry Creek Road | Unit: | MLS®: 269234 | List Price: \$132,500 |
| Zone: Zone 6- Port Alberni | Frontage: | Bed: 2 | Sale Price: \$127,650 |
| Sub: Z6 Port Alberni | Depth: | Bath: 1 | Sale Date May 1, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,180 | Taxes: \$808 Yr: 2007 | Age: UN | Title: Freehold |
| Bldg Char: 2 Storey-Main Lev Ent | Lot Size: 20473 sq.ft. | Fuel: Natural | |
| Constr.: Frame | Bsmt: | Heat: Forced Air | |
| Listed By: Coldwell Banker V.I. Realty | | Parking: | |

GREAT DEAL in prime Cherry Creek location. Bring your ideas to this Cherry Creek cutie situated on 0.47 of an acre. If privacy is what you desire, then look no further. Detached garage, close to shopping and golf course nearby. Don't miss out on this steal. Court order sale, as is where is.


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John Cooper
Phone: (250) 754-1223


RE/MAX Of Nanaimo Dt
Phone: (250) 754-1223




| | | | |
|-----------------------------------------------------------------------------------------------------------------------------------|---------------------------------------|-------------------------|--------------------------------|
| Addr: 2515 11th Ave | Unit: | MLS®: 269681 | List Price: \$143,900 |
| Zone: Zone 6- Port Alberni | Frontage: 66 | Bed: 4 | Sale Price: \$137,000 |
| Sub: Z6 Port Alberni | Depth: 112 | Bath: 2 | Sale Date Mar. 27, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,976 | Taxes: \$1,569 Yr: 2008 | Age: 54 | Title: Freehold |
| Bldg Char: M Lev Ent w/Bsmt | Lot Size: 7392 sq.ft. | Fuel: Oil | |
| Constr.: Frame | Bsmt: Full | Heat: Forced Air | |
| Listed By: RE/MAX Mid-Island Realty PA | | Parking: Open | |
| COURT ORDERED SALE with Potential. 2+2 bedroom basement on level lot in good area. A great project for the handy investor. | | | |




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|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------|------------------------|--------------------------------|
| Addr: 4974 Gertrude Street | Unit: | MLS®: 268780 | List Price: \$155,000 |
| Zone: Zone 6- Port Alberni | Frontage: 44 | Bed: 3 | Sale Price: \$140,000 |
| Sub: Z6 Port Alberni | Depth: 138 | Bath: 1 | Sale Date Feb. 20, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TENANCY |
| Sq Ft: 1,140 | Taxes: \$1,518 Yr: 2008 | Age: 27 | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 6072 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Slab | Heat: Baseboard | |
| Listed By: RE/MAX Mid-Island Realty PA | | Parking: Open | |
| North Port Rancher. 28 year old, 3 bedroom home has a spaciously designed open floor plan on a fully fenced lot with alley access for RV parking on paved area at back of lot. 10x26 covered deck overlooking rear yard. | | | |




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|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------|---------------------------------|-------------------------------|
| Addr: 4037 Steede Ave | Unit: | MLS®: 269791 | List Price: \$159,900 |
| Zone: Zone 6- Port Alberni | Frontage: 65 | Bed: 4 | Sale Price: \$146,000 |
| Sub: Z6 Port Alberni | Depth: 120 | Bath: 2 | Sale Date Mar. 9, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 2,000 | Taxes: \$2,096 Yr: 2008 | Age: 948 | Title: Freehold |
| Bldg Char: M Lev Ent w/Bsmt | Lot Size: 7251 sq.ft. | Fuel: Oil | |
| Constr.: Frame | Bsmt: Full | Heat: Forced Air | |
| Listed By: RE/MAX Mid-Island Realty PA | | Parking: Garage - Single | |
| Foreclosure: This 3+1 bedroom home with approximately 2000 sqft of living space is in prime upper Echo area. The home offers full height basement, separate detached garage, 65x120 lot and alley access. TLC needed. Court ordered sale. | | | |



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| Addr: 5766 Brown Road | Unit: | MLS®: 268241 | List Price: \$179,000 |
| Zone: Zone 6- Port Alberni | Frontage: | Bed: 4 | Sale Price: \$159,000 |
| Sub: Z6 Port Alberni | Depth: | Bath: 2 | Sale Date Jan. 18, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,680 | Taxes: \$2,235 Yr: 2008 | Age: 34 | Title: Freehold |
| Bldg Char: Grd Lev Ent-Main Up | Lot Size: 7405 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Full | Heat: Baseboard | |
| Listed By: RE/MAX Mid-Island Realty PA | | Parking: Carport - Single | |
| GOOD FAMILY HOME. Court order sale just recently reduced to below assessed value. This 4 bedroom 2 bath home situated on a good-sized level lot features spacious living and family rooms, 2 wood burning fireplaces, some newer flooring, a large deck and an outside shop. Plenty of room for the children to play, both inside and out. In the city and close to all amenities, yet in a quiet area (near the Somass River), this home awaits you. | | | |



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|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------|----------------------------------|--------------------------------|
| Addr: 2669 3rd Ave | Unit: | MLS®: 268823 | List Price: \$172,500 |
| Zone: Zone 6- Port Alberni | Frontage: 33 | Bed: 3 | Sale Price: \$164,000 |
| Sub: Z6 Port Alberni | Depth: 125 | Bath: 2 | Sale Date Jan. 13, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TENANCY |
| Sq Ft: 2,520 | Taxes: \$1,626 Yr: 2008 | Age: 33 | Title: Freehold |
| Bldg Char: M Lev Ent w/Bsmt | Lot Size: 4125 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Full | Heat: Baseboard | |
| Listed By: Coast Realty Group Pa | | Parking: Carport - Single | |
| Great investment opportunity with good tenants in place. 2 bedroom suite upstairs and a 1 bedroom suite down. Walking distance to Zeller's, Harbour Quay & bus routes, call for more details. | | | |




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| Addr: 2873 Roseborough Ave | Unit: | MLS®: 278176 | List Price: \$199,900 |
| Zone: Zone 6- Port Alberni | Frontage: 60 | Bed: 4 | Sale Price: \$212,900 |
| Sub: Z6 Port Alberni | Depth: 120 | Bath: 3 | Sale Date July 20, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TENANCY |
| Sq Ft: 2,351 | Taxes: \$2,388 Yr: 2009 | Age: 31 | Title: Freehold |
| Bldg Char: Grd Lev Ent-Main Up | Lot Size: 7405 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Part | Heat: Forced Air | |
| Listed By: RE/MAX Mid-Island Realty PA | | Parking: Multiple C/P | |
| UPPER SOUTH PORT. This 30 year old 2 storey 4 bedroom home offers 2350 sqft of living space in a desirable cul-de-sac located near schools. Main floor up has 3 bedrooms, spacious living room, good size master bedroom with 2 piece ensuite, 4 piece bath, dining room, kitchen with nook & large covered sundeck. Basement has 2nd kitchen, 3 piece bath, large rec room with fireplace, laundry room & 12x10 bedroom. Other notables include 60x120 level lot, 9 year old roof & multiple carport | | | |

The above information is from sources deemed reliable but it should not be relied upon without independent verification.
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John Cooper
Phone: (250) 754-1223

RE/MAX Of Nanaimo Dt
Phone: (250) 754-1223




| | | | |
|-----------------------------------------------|--------------------------------|------------------------|--------------------------------|
| Addr: 3120 Mozart Road | Unit: | MLS®: 269786 | List Price: \$349,000 |
| Zone: Zone 6- Port Alberni | Frontage: | Bed: 3 | Sale Price: \$311,000 |
| Sub: Z6 Port Alberni | Depth: | Bath: 3 | Sale Date Feb. 11, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| Sq Ft: 2,170 | Taxes: \$1,486 Yr: 2008 | Age: | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 5.00 acres | Fuel: Electric | |
| Constr.: Frame | Bsmt: Heat Pump | Heat: Heat Pump | |
| Listed By: RE/MAX Mid-Island Realty PA | | Parking: | |

Cherry Creek Acreage. This 5 acre level parcel is located in a nice neighbourhood bordering the Golf Course. Fabulous views of Mt Arrowsmith. Ranch style home moved to the property and needs finishing. This is a court order sale.



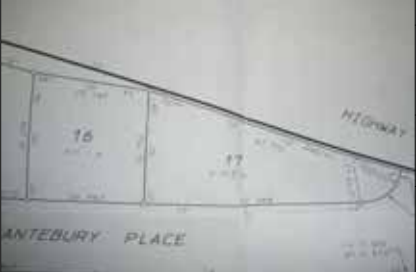
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|-----------------------------------------------|--------------------------------|------------------------|------------------------------|
| Addr: 8427 Meshers Road | Unit: | MLS®: 279982 | List Price: \$499,000 |
| Zone: Zone 6- Port Alberni | Frontage: | Bed: 2 | Sale Price: \$528,900 |
| Sub: Z6 Alberni Valley | Depth: | Bath: 2 | Sale Date Sept. 15, |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TENANCY |
| Sq Ft: 2,232 | Taxes: \$2,630 Yr: 2008 | Age: | Title: Freehold |
| Bldg Char: 2 Storey-Main Lev Ent | Lot Size: 70.93 acres | Fuel: Electric | |
| Constr.: Frame | Bsmt: Full | Heat: Baseboard | |
| Listed By: RE/MAX Mid-Island Realty PA | | Parking: | |

BRING YOUR HORSES, We've Got Land! If you've always dreamed of living in the country, this is your chance for a peaceful and simple lifestyle. With a very private, newer 2 bedroom house, this treed 70 acre piece of land is ready for your ideas, and would be perfect for horses. Home is full of character and nice details throughout. Features lots of windows so you can enjoy the natural surroundings, skylights, a bright & open living area, great kitchen, and a deck off the back of the house. Property



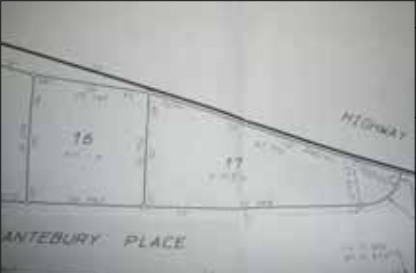
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|---------------------------------------------|------------------------------|------------------------|--------------------------------|
| Addr: 2130 Haddington Cres | Unit: | MLS®: 277100 | List Price: \$67,000 |
| Zone: Zone 7- North Island | Frontage: | Bed: 4 | Sale Price: \$50,000 |
| Sub: Z7 Port McNeill | Depth: | Bath: 2 | Sale Date Aug. 12, 2009 |
| Type: Half Duplex | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,800 | Taxes: \$616 Yr: 2009 | Age: | Title: Freehold |
| Bldg Char: Split Entry | Lot Size: 4552 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Full | Heat: Baseboard | |
| Listed By: Hardy/Gmac Real Estate Ph | | Parking: Open | |

Offered for sale is this 1/2 duplex with ocean and mountain view. This is a project home with good revenue potential, an affordable starter home or downsize property. With some TLC, this could be a very comfortable home. This property is being sold "as is, where is" & all offers must have a signed Schedule 'A' included. All offers will be dealt with directly and are not subject to court approval. All measurements approximate and if important, buyers must verify.




| | | | |
|------------------------------------------|----------------------------|-------------------------------|--------------------------------|
| Addr: 1049 Canterbury Place | Unit: | MLS®: 269999 | List Price: \$124,900 |
| Zone: Zone 5- Parksville/Qualicum | Frontage: | Lot Size: 11000 sq.ft. | Sale Price: \$110,000 |
| Sub: Z5 Qualicum Beach | Depth: | Zoning: RS1 | Sale Date June 10, 2009 |
| Type: Lots/Acreage | Status: Sold | Z. Type: Single Family | Possession: TBA |
| Prop: Chartwell Estates | Taxes: \$1,387 2008 | Title: Freehold | |
| Subdivision: Chartwell Estates | Prospectus: | Water: To Lot | |
| Strata Fee: | Restrictions: | Sewer: To Lot | |
| Listed By: Royal Lepage Realty Pk | | | |

This is it "the last chance to build in Chartwell". Developer controlled and approved home designs, private limited access, landscaped island entrance with no-thru roads. Underground serviced lot. This small community has been well planned and sought after for years, so take advantage of all its benefits, like great drinking water, a transit system, road cleaning and all



| | | | |
|------------------------------------------|----------------------------|-------------------------------|--------------------------------|
| Addr: 1041 Canterbury Place | Unit: | MLS®: 270001 | List Price: \$129,900 |
| Zone: Zone 5- Parksville/Qualicum | Frontage: | Lot Size: 7841 sq.ft. | Sale Price: \$115,000 |
| Sub: Z5 Qualicum Beach | Depth: | Zoning: RS1 | Sale Date June 10, 2009 |
| Type: Lots/Acreage | Status: Sold | Z. Type: Single Family | Possession: TBA |
| Prop: Chartwell Estates | Taxes: \$1,258 2008 | Title: Freehold | |
| Subdivision: Chartwell Estates | Prospectus: | Water: To Lot | |
| Strata Fee: | Restrictions: | Sewer: To Lot | |
| Listed By: Royal Lepage Realty Pk | | | |

This is it "the last chance to build in Chartwell". Developer controlled and approved home designs, private limited access, landscaped island entrance with no-thru roads. Underground serviced lot. This small community has been well planned and sought after for years so take advantage of all its benefits, like great drinking water, a transit system, road cleaning and all




| | | | |
|------------------------------------------------|--------------------------------|------------------------|-------------------------------|
| Addr: 880 Ohlat Road | Unit: | MLS®: 265358 | List Price: \$169,000 |
| Zone: Zone 5- Parksville/Qualicum | Frontage: | Bed: 5 | Sale Price: \$178,000 |
| Sub: Z5 Qualicum North | Depth: | Bath: 1 | Sale Date Jan. 5, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| Sq Ft: 1,610 | Taxes: \$1,086 Yr: 2006 | Age: UN | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 2.97 acres | Fuel: Electric | |
| Constr.: Frame | Bsmt: Crawl | Heat: Baseboard | |
| Listed By: Sutton Group Whitecap Realty | | Parking: Open | |

FORECLOSURE DISTRESS SALE - Calling all handy people, This One Needs Work! If you are looking for a renovation project this is it. Great Price, it will not last long. 4 bedroom family home located in quiet country area, lots of room for your family to grow, or you can just get away from it all. Large South facing sun deck, nice bright lot bordering on a creek. Did I mention Privacy, lot is screened from the road and nosy neighbours, and just a 15 minute ride into Qualicum Beach.

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RE/MAX Of Nanaimo Dt
Phone: (250) 754-1223




| | | | |
|------------------------------------------|---------------------------------------|------------------------|-------------------------------|
| Addr: 1685 Nahmint Road | Unit: | MLS®: 275333 | List Price: \$310,000 |
| Zone: Zone 5- Parksville/Qualicum | Frontage: | Bed: 4 | Sale Price: \$310,000 |
| Sub: Z5 Qualicum North | Depth: | Bath: 3 | Sale Date May 10, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| Sq Ft: 2,880 | Taxes: \$1,550 Yr: 2007 | Age: 3 | Title: Freehold |
| Bldg Char: M Lev Ent w/Bsmt | Lot Size: 2.50 acres | Fuel: Electric | |
| Constr.: Frame | Bsmt: Part | Heat: Baseboard | |
| Listed By: RE/MAX First Realty Pk | | Parking: | |

Court Ordered Foreclosure Sale. This is great value for a newer home on small acreage in Oceanside. This spacious home offers a finished main floor [ranch style] of 1980 sqft and a 900 sqft unfinished, separate accessed basement that would be perfect as a workshop. The main floor also offers a complete 1 bedroom suite with full kitchen. This is the perfect place to have the in-laws come and stay or to run your own home business [day care, hair salon etc]. The 2.5 acre property has been




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|------------------------------------------|---------------------------------------|---------------------------------|--------------------------------|
| Addr: 1037 Canterbury Place | Unit: | MLS®: 269988 | List Price: \$414,900 |
| Zone: Zone 5- Parksville/Qualicum | Frontage: | Bed: 2 | Sale Price: \$403,000 |
| Sub: Z5 Qualicum Beach | Depth: | Bath: 2 | Sale Date Jan. 28, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| Sq Ft: 1,845 | Taxes: \$1,265 Yr: 2008 | Age: 1 | Title: Freehold |
| Bldg Char: Rancher | Lot Size: 7841 sq.ft. | Fuel: Natural | |
| Constr.: Frame | Bsmt: Crawl | Heat: Forced Air | |
| Listed By: Royal Lepage Realty Pk | | Parking: Garage - Double | |

This deluxe rancher is filled with high end quality throughout with 1,845 sqft, vaulted great room, 2 spacious bedrooms plus den, 2 luxury bathrooms, hardwood floors, entertainment size gourmet kitchen with spacious island, tiled backsplash and walk-in pantry open to the dining and great room with a gas fireplace. Fabulous master bedroom, walk-in closet, 5 piece ensuite, double sinks, soaker tub & separate shower. Tray ceilings, attic storage, concrete tile roof, HRV, Power Smart




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|------------------------------------------------|-------------------------------------|------------------------|--------------------------------|
| Addr: 3230 Palmer Road | Unit: | MLS®: 273817 | List Price: \$1,050,000 |
| Zone: Zone 5- Parksville/Qualicum | Frontage: | Bed: 3 | Sale Price: \$835,000 |
| Sub: Z5 Area F | Depth: | Bath: 1 | Sale Date June 16, 2009 |
| Type: Single Family | Status: Sold | Ensuite: | Possession: TENANCY |
| Sq Ft: 3,765 | Taxes: \$911 Yr: 2008 | Age: 3 | Title: Freehold |
| Bldg Char: Other | Lot Size: 19.00 acres | Fuel: Electric | |
| Constr.: Frame | Bsmt: | Heat: Baseboard | |
| Listed By: Sutton Group Whitecap Realty | | Parking: | |

Incredible Equestrian / Revenue property only minutes from Qualicum Beach. Fantastic 19 acres can accommodate a full scale boarding business with huge 15 + stall, 4700 square ft barn with finished accommodations to room guests or hired help plus a second renovated character log home. For the serious equestrian, there is a separate barn set up for private use or breeding stock. Other amenities include 2 large rings, one hog fuel approx 78x148 and a sand ring 180x220 with a covered viewing




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|----------------------------------------------------|---------------------------------------|---------------------------------|------------------------------|
| Addr: 1135 Cougar Ridge Road | Unit: | MLS®: 280800 | List Price: \$429,000 |
| Zone: Zone 3- Duncan | Frontage: | Bed: 3 | Sale Price: \$410,000 |
| Sub: Z3 Shawnigan | Depth: | Bath: 2 | Sale Date Sept. 16, |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: UPON |
| Sq Ft: 2,481 | Taxes: \$2,098 Yr: 2009 | Age: 2 | Title: Other |
| Bldg Char: Grd Lev Ent-Main Up | Lot Size: 2.64 acres | Fuel: Electric | |
| Constr.: Frame | Bsmt: Slab | Heat: Baseboard | |
| Listed By: Royal Lepage Chatterton-Victoria | | Parking: Garage - Double | |

Nearly new family home with 3 bedrooms and 2 baths on main floor. Vaulted ceiling in living room provides an ambiance of spaciousness. Open floor plan with wood floors in living area. Partly finished walk-out downstairs. 2.64 acre property is in a remote area of rural acreages but only 25 minutes from Victoria. Court ordered sale. Offers require Schedule A-1.



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|----------------------------------------------------|---------------------------------------|---------------------------------------------|--------------------------------|
| Addr: 3084 Miner Road | Unit: | MLS®: 280802 | List Price: \$429,000 |
| Zone: Zone 3- Duncan | Frontage: 127 | Bed: 3 | Sale Price: \$414,900 |
| Sub: Z3 Shawnigan | Depth: 295 | Bath: 2 | Sale Date Sept. 3, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: UPON |
| Sq Ft: 2,487 | Taxes: \$3,065 Yr: 2009 | Age: 3 | Title: Freehold |
| Bldg Char: Grd Lev Ent-Main Up | Lot Size: 42689 sq.ft. | Fuel: Electric | |
| Constr.: Frame | Bsmt: Slab | Heat: Baseboard | |
| Listed By: Royal Lepage Chatterton-Victoria | | Parking: Garage - Double, Additional | |

Nearly new family home with 3 bedrooms and 2 baths on main floor. Vaulted ceilings in living room provides an ambiance of spaciousness and light. Open floor plan with wood floors in the living area. Partially finished downstairs could easily be made into an inlaw suite. Private, fenced backyard is part of a rural acreage setting. Court ordered sale. Offers require Schedule A-1.



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|-------------------------------------------|---------------------------------------|------------------------|--------------------------------|
| Addr: 232 Plateau Road | Unit: | MLS®: 279104 | List Price: \$405,000 |
| Zone: Zone 10- Islands | Frontage: | Bed: 3 | Sale Price: \$396,000 |
| Sub: 10 Thetis Island | Depth: | Bath: 3 | Sale Date Aug. 12, 2009 |
| Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| Sq Ft: 1,993 | Taxes: \$1,683 Yr: 2008 | Age: 11 | Title: Freehold |
| Bldg Char: 2 Storey-Main Lev Ent | Lot Size: 1.35 acres | Fuel: Electric | |
| Constr.: Frame | Bsmt: Crawl | Heat: Baseboard | |
| Listed By: Coast Realty Group (Oc) | | Parking: | |


FORECLOSURE!! Looking for a more relaxed lifestyle? Peace and tranquility? Check out Island life on Thetis Island. This beautiful 4 bedroom quality built home would make a wonderful retirement home. The house sits on 1.35 mostly uncultivated acres with ocean views and a lovely open aspect. Gorgeous 2 storey rock fireplace. Hardwood and tiled floors downstairs. The well designed cook's kitchen features Mexican terra cotta floor tiles, eating area, large pantry and 4 appliances. There is a


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John Cooper
Phone: (250) 754-1223

RE/MAX Of Nanaimo Dt
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|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------|---------------------------------------|---------------------------------|--------------------------------|
|  | Addr: 411 Marine Drive | Unit: | MLS®: 268735 | List Price: \$409,900 |
| | Zone: Zone 6- Port Alberni | Frontage: 60 | Bed: 3 | Sale Price: \$400,000 |
| | Sub: Z6 Ucluelet | Depth: 113 | Bath: 3 | Sale Date Jan. 29, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: 1 | Possession: TBA |
| | Sq Ft: 3,296 | Taxes: \$3,330 Yr: 2008 | Age: 15 | Title: Freehold |
| | Bldg Char: Westcoast Contemp | Lot Size: 6780 sq.ft. | Fuel: Electric | |
| | Constr.: Frame | Bsmt: Full | Heat: Baseboard | |
| | Listed By: RE/MAX Mid-Island Realty UC | | Parking: Garage - Double | |
| <p>Custom built West Coast contemporary home. Home boasts many extras such as granite counters in kitchen, sub zero fridge, Asko stainless dishwasher, tinted windows on south side of home & more. Main flooring is eastern strip maple hardwood and living room features custom quarried fireplace. Top floor is master bedroom suite open to living area with vaulted ceilings and extra large 5 pc bathroom.</p> | | | | |

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|  | Addr: 515 Marine Drive | Unit: 203 | MLS®: 279539 | List Price: \$445,000 |
| | Zone: Zone 6- Port Alberni | Title: Strata | Bed: 2 | Sale Price: \$435,000 |
| | Sub: Z6 Ucluelet | Status: Sold | Bath: 2 | Sale Date July 21, 2009 |
| | Type: Condo/Strata | Taxes: \$2,566 Yr: 2008 | Ensuite: 1 | Possession: TBA |
| | Style: Apartment | Total Area: 1,600 | Age: 1 | Title: Strata |
| | Storeys: | Laundry: | Parking: Carport - Single | |
| | Complex: The Ridge | Strata Fee: \$186 | Fee Incl: | |
| | Listed By: RE/MAX Mid-Island Realty UC | | | |
| <p>Court ordered sale of these vacation rental zoned units giving you the option of full time residential, vacation home or vacation rentals. You may choose to rent yourself or hire one of the local vacation rental management companies to assist. The Ridge is currently a 2 building development each with 12 large 2 and 3 bedroom, 1 and 2 storey condominiums. Recent</p> | | | | |

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|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------|-------------------------------------|----------------------|-------------------------------|
|  | Addr: 7361 Teakerne Drive | Unit: | MLS®: 271418 | List Price: \$21,000 |
| | Zone: Zone 7- North Island | Frontage: | Bed: 1 | Sale Price: \$25,100 |
| | Sub: Z7 Port Hardy | Depth: | Bath: | Sale Date May 28, 2009 |
| | Type: Single Family | Status: Sold | Ensuite: | Possession: TBA |
| | Sq Ft: 816 | Taxes: \$529 Yr: 2008 | Age: 30 | Title: Freehold |
| | Bldg Char: Rancher | Lot Size: 6098 sq.ft. | Fuel: Other | |
| | Constr.: Manufactured/Mobile | Bsmt: | Heat: Other | |
| | Listed By: Coast Realty Group (Na) | | Parking: Open | |
| <p>If you're looking for your first home or need a project to keep you busy over the spring months, then look no further. This home is in need of some major renovations and is priced accordingly.</p> | | | | |

Visit islandlife.tv or call John Cooper @ 1.866.956.6228 john@islandlife.tv