

Beth Brown
 Broker/Owner
 Lic. #01398858
 (559) 301-2542
 beth@wesellshaverlake.com

Teresa Goodnight
 Realtor
 Lic. #01273879
 (559) 907-3843
 goodnight@wesellshaverlake.com



Kathy Kuhner
 Broker Associate
 Lic. #01069382
 (559) 284-2772
 kathy@wesellshaverlake.com

Judy Errecart
 Realtor
 Lic. #01433359
 (559) 269-5014
 judy@wesellshaverlake.com

MOUNTAIN MULTIPLE LISTING SHAVER LAKE & HUNTINGTON LAKE LISTINGS

ALL AREA OFFICES, May 7, 2013

POINT - at the lake- approximately 1 / 7 acre lots-Community water- private septic

<u>Office</u>	<u>Owner</u>	<u>Address</u>	<u>Bd.</u>	<u>Bth.</u>	<u>Sq.Ft.</u>	<u>Description</u>	<u>Price</u>
C21	REID	44369 Hillcrest	6	4	2755	Huge price reduction on this large, tri-level home at the point	\$595,000
GU	JOHNSON	44359 Dalton	4	1.5	1244	Vintage cabin with a peek of the lake	\$625,000
OB	DAVIS	44397 Lakeview	3	2	1300	Charming cabin with small views of the lake, has nice open floor plan.	\$625,700
OB	GILLETTE	44360 Lakeview	2	2	2600	Amazing views for this mountain chalet that was completely rebuilt in 1999	\$720,000
CB	PAPPANASTOS	44292 Lakeview	4	2	1728	Tremendous lake views can be seen from the upper and lower deck	\$899,900
RM	COOK	44591 Lakeview	2	2	1865	Unique waterfront property consisting of two side by side lots	\$1,625,000
C21		44378 Lakeview	4	4	2361	New home currently under construction, with a lake view	\$2,200,000

EAST VILLAGE - In town - approximately 1 / 5 acre lots - Community water - County sewer

GU	LANSKY	42009 Tollhouse Rd	3	1.5	1392	Classic village cabin with a garage, priced to sell	\$275,000
RM	LECKIE	41542 Dinkey Creek Rd	4	1.5	1280	Cabin features knotty pine throughout, updated kitchen, and a loft	\$299,000
GU	LYONS	41500 Dinkey Creek Rd	2	1.5	1468	Adorable cabin that includes knotty pine throughout and large parking area	\$325,000
Pinnacle	SORENSEN	41938 Aspen Ln	2	1	657	Cute, cozy, and great location, has a wrap around deck and on a level lot	\$329,000
GU	ZIMMERMAN	41997 Evergreen Ln	4	2	1800	Charming cabin complete with knotty pine throughout, and large driveway	\$389,000
Pinnacle	ASHBROOK	41787 Tollhouse Rd	4	3	2176	Completely remodeled home with great rental potential	\$399,000
RM	CARLSON	42088 Elderberry Ln	3	1.5	1564	Classic village cabin with recent upgrades and nice 2 car garage	\$449,000 N
OB	CLOUD	41733 Redwood	3	2	1744	Cabin located on a large corner lot, includes an office, jetted tub, all the extras	\$640,000

WEST VILLAGE – In town – Approximately 1/5 acre lots – Community water – County sewer

<u>Office</u>	<u>Owner</u>	<u>Address</u>	<u>Bd.</u>	<u>Bth.</u>	<u>Sq.Ft.</u>	<u>Description</u>	<u>Price</u>
RM	KNEE	41967 Hemlock Ln		Lot		Rare lot in the village	\$98,000
RM	ELIASON	40 Acres in west village		Lot		Amazing opportunity to own property with an amazing view, and walk to village	\$280,000
OB	Bank Owned	42061 Madrone Ln	2	1	746	Charming cabin with cozy fireplace, nice deck, and on a level lot	\$209,000
RM		42104 Digger Ln	6	5	2918	4–unit residence with great investment potential	\$299,000 P
Pinnacle	GRIFFITH	42014 Hemlock Ln	5	2.5	1640	Darling cabin providing lots of privacy and provides sleeping for 12	\$329,000 P
GU	STOUT	42155 Warbler Ln	3	1	1020	Rustic cabin includes a wrap around deck, and outdoor rock BBQ	\$340,000 N
RM	MATTHEWS	42144 Digger Ln	2	1	1014	Cute cabin on a huge double lot, with a 2 car garage	\$346,000
GU	PAYTON	41866 Foxtail	2	2	1040	Fully furnished newly constructed (2012) home	\$359,000 N
GU	WINSLOW	42075 Buckeye Ln	3	2	1732	Newly remodeled home with a beautiful wrap around deck	\$389,900
OB	Bank Owned	42139 Madrone Ln	4	4	1687	Perfect mountain getaway, includes a large deck for entertaining	\$399,900
RM	MCMILLEN	42066 Digger Ln	3	2	1595	Splendid cabin with large loft, lots of storage, and a two car garage	\$449,000
RM	ELIASON	42077 Toyon Ln	4	1.75	1464	Home on 40 acres, breath taking view! Borders US Forestry Land	\$999,900

ROCK HAVEN – Gated Community

MUSICK CREEK – Indian Rock Area – approximately ¼–2/3 acre lots – Community water – county sewer

GU	LOWELL	41442 Indian Rock Rd	2	1.5	1116	Cozy cabin built in the 1940s located on nice lot with ample parking	\$259,000
GU	WELDON	41436 Sunset Rock Rd	3	2	2374	Stunning home with covered porches, quartzite flooring, and custom cabinets	\$799,000

MUSICK MEADOWS

DINKEY/DINKEY LAKES– COURTRIGHT – PROVIDENCE – EXCHQR HTS – approximately ½ hour from Shaver

SILVERTIP VILLAGE – County water & sewer

MUSICK RIDGE – approximately ¼ acre lots – County water & sewer

C21	VIAL	40777 Sunset Vista	3	3	2922	Gorgeous mountain lodge style home includes pebble tech floors and wet bar	\$968,000 N
-----	------	--------------------	---	---	------	--	-------------

SIERRA PINES CONDOMINIUMS– County water & sewer

OB	LOO/RODRIGUEZ	40730 Village Pass Ln #27		Lot		Lot with perimeter foundation and slab poured.	\$75,000 R
OB	SPINO	40810 Village Pass Ln#26		Lot		Lot includes paid permits	\$75,000 R
OB	Bank Owned	40840 Village Pass Ln	4	3	2037	Clean condo in a great location	\$214,900
OB	SPINO	40870 Village Pass Ln.	4	3	2074	Still time to pick you colors...almost finished brand new condo	\$305,900

SHAVER WOODS CONDOMINIUMS – County water & sewer

GRANITE RIDGE – approximately ½ acre to ¾ acre lots – County water & sewer

<u>Office</u>	<u>Owner</u>	<u>Address</u>	<u>Bd.</u>	<u>Bth.</u>	<u>Sq.Ft.</u>	<u>Description</u>	<u>Price</u>
GU	REECE	Split Rock, Lot #8		Lot		Great lot in prestigious Granite Ridge	\$129,900
Pinnacle	LUKIANOV	Rock Shelf, Lot 21		Lot		Large lot with seasonal creek and includes building plans and permit	\$130,000
C21	MITCHELL	Pinnacle Lane		Lot		.82 acre estate lot backing national forest land. Located in a cul-de-sac	\$269,000 R
C21	KAUN	41792 Gray Rock Rd	3	2	2192	Large open great room accompanies a beautiful formal dining room	\$549,000
C21	RIEDENAUER	42478 Pinnacle Ln	3	3.5	3044	Beautiful single story lodge style home with excellent architecture	\$775,000
GU	PASCUZZI	42371 Pinnacle Ln	5	7	4594	Huge custom home with mountain views and great rental	\$1,150,000
Pinnacle	FRANCO	42449 Pinnacle Ln	4	3.5	3567	Gorgeous lodge style mountain retreat with beautiful views	\$1,495,000
RM	GARRETT	42509 Pinnacle Ln	4	2.5	3586	Wonderful custom built home has superb views, and open floor plan	\$1,579,000 N

TIMBER RIDGE – approximately ½ acre lots – County water & sewer

GU	SANDER	Phase 1, Lot 6		Lot		Nearly ½ acre lot is ready to build	\$98,000
Pinnacle	KANAWYER	Phase 1, Lot 2		Lot		Beautiful lot nestled between a custom built home and Swedish log home	\$99,000 P
OB	VAN VLEET	Phase 2, Lot 11		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$124,000
GU	ARFSTEN	Lot 17		Lot		Slightly uphill lot will make for easy access and nice building site	\$125,000
OB	VAN VLEET	Phase 3, Lot 18		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$127,500
OB	VAN VLEET	Phase 3, Lot 19		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$129,000
OB	VAN VLEET	Phase 2, Lot 2		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$129,500
OB	VAN VLEET	Phase 2, Lot 23		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$130,000
GU	SZCZECH	41834 Timber View Ln		Lot		This uphill lot has a gentle slope, and it backs up to open space outlot	\$135,000
OB	VAN VLEET	Phase 3, Lot 2		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$137,500
OB	VAN VLEET	Phase 3, Lot 1		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$139,500
OB	VAN VLEET	Phase 2, Lot 14		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$140,000
OB	VAN VLEET	Phase 3, Lot 16		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$142,000
OB	VAN VLEET	Phase 2, Lot 15		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$142,500
OB	VAN VLEET	Phase 3, Lot 3		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$142,500
OB	VAN VLEET	Phase 3, Lot 17		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$144,000
OB	VAN VLEET	Phase 3, Lot 8		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$149,750
OB	BAILEY	41679 Timber View Ln		Lot		Gorgeous lot with topography and building plans available	\$149,500
OB	VAN VLEET	Phase 3, Lot 9		Lot		Developer owned, will carry with 25% down, 6% interest. Three year due date	\$149,750
OB	LAWTON	Lot #20		Lot		Beautiful ½ acre lot to build your dream home	\$219,000
Pinnacle	GRAVES	41663 Timber Ridge Ln	3	2.5	2859	Pick your finishes on this soon to be built custom home	\$789,000

SIERRA CEDARS– approximately 1/3-acre lots – Community water – private septic

C21	FOXBORO	Rock Ledge		Lot		3.1 acre parcel with a perfectly level building site	\$86,000
C21		Big Pine Ct.		Lot		Beautiful .831 acre parcel with easy level access	\$149,500
C21		Big Pine Ct.		Lot		Beautiful 1.2 acre parcel with massive granite shelf in back of parcel	\$155,000
RM	EZELL	42396 Rock Ledge Rd	4	2	1524	Cabin with full 2 car garage, and all living space on one level	\$334,900
Pinnacle	BROWN	42034 Hanging Branch Rd	4	2	1472	Darling cabin that has remodeled kitchen, flooring, and a new roof	\$349,000 N
Pinnacle	GILL	42164 Smoke Tree Ln	4	2.5	2320	Large family cabin located on a nice wooded lot	\$359,000

SIERRA CEDARS, con't.

<u>Office</u>	<u>Owner</u>	<u>Address</u>	<u>Bd.</u>	<u>Bth.</u>	<u>Sq.Ft.</u>	<u>Description</u>	<u>Price</u>
OB	APPLETON	42210 Rock Ledge Rd	4	2	1904	Cabin on a large lot, includes large deck, 2 car garage, and new roof	\$385,000
C21	KINZEL	42299 Blue Meadow Ln	3	2	1872	Immaculate cabin, with a great floor plan and spacious kitchen	\$398,000
GU	JACKSON	42005 E. Saddleback Rd	4	2.5	2700	Great, large cabin located right on the pond and close to trails	\$399,000
GU	EASTMAN	42553 Rock Ledge Rd	4	2	1992	Cabin perfect for large groups, nice flat lot and an attached 2 car garage	\$429,000
OB	VAN BEURDEN	42011 Black Oak Way	4	3	2228	A-Frame cabin that recently had a custom makeover that will surprise you	\$435,000
C21	LAUGHTON	42164 Saddleback Rd	4	2	2305	Family cabin with an open floor plan, wet bar, and updated kitchen	\$485,000
RM	LORENZETTI	41943 Saddleback Rd	3	2	2341	Custom cabin includes 2 large fireplaces, sunken entertainment area	\$499,000
C21	LOGOS	41904 Saddleback Rd	4	3	3200	Large vacation property, perfect for a large family and entertaining	\$539,000

QUARTZ MOUNTAIN – approx ½ acre lots – County water and sewer

Pinnacle	BWI	Rhinestone Ln, Lot #9		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$110,000
Pinnacle	BWI	Rhinestone Ln, Lot #8		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$115,000
Pinnacle	BWI	Garnet Ln, Lot #43		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$115,000
Pinnacle	BWI	43394 Garnet Ln #90		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$120,000 P
Pinnacle	BWI	Rhinestone Ln, Lot #1		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$120,000
Pinnacle	BWI	Rhinestone Ln, Lot #2		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$125,000
Pinnacle	BWI	Garnet Ln, Lot #24		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$125,000
Pinnacle	BWI	Rhinestone Ln, Lot #3		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$125,000
Pinnacle	BWI	Garnet Ln, Lot# 48		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$125,000
Pinnacle	BWI	Garnet Ln, Lot #51		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$125,000
Pinnacle	BWI	Garnet Ln, Lot #53		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$125,000
Pinnacle	BWI	Garnet Ln, Lot #52		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$125,000
Pinnacle	BWI	Rhinestone Ln, Lot #54		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$125,000
Pinnacle	BWI	Rhinestone Ln, Lot #7		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$125,000 P
Pinnacle	BWI	Garnet Ln, Lot #47		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$130,000
Pinnacle	BWI	Garnet Ln, Lot #49		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$130,000
Pinnacle	BWI	Garnet Ln, Lot #50		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$130,000
Pinnacle	BWI	Garnet Ln, Lot #44		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$130,000
Pinnacle	BWI	Opal Ln, Lot #76		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$130,000
Pinnacle	BWI	Garnet Ln, Lot #15		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$135,000
Pinnacle	BWI	Garnet Ln, Lot #16		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$135,000
Pinnacle	BWI	Garnet Ln, Lot #17		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$135,000
Pinnacle	BWI	Garnet Ln, Lot #21		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$135,000
Pinnacle	BWI	Garnet Ln, Lot #22		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$135,000
Pinnacle	BWI	Garnet Ln, Lot #14		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$135,000

BRETZ MOUNTAIN TOWNHOMES

GU	San Jacinto	Majestic Lane, lots 15 & 16		Lot		Two townhome lots with spectacular views	
GU	LMNT	42158 Majestic Ln	3	2.5	2049	Nice townhome with all the extras, including granite & stainless steel appliances	\$459,000
Pinnacle	SMITH	42152 Majestic Ln	3	2.5	2055	Amazing Views from this gorgeous townhome near Bretz Mountain Village	\$459,000

BRETZ MOUNTAIN VILLAGE - approximately ½ acre lots - County water & sewer

<u>Office</u>	<u>Owner</u>	<u>Address</u>	<u>Bd.</u>	<u>Bth.</u>	<u>Sq.Ft.</u>	<u>Description</u>	<u>Price</u>
Pinnacle	GRAVES	42241 Summit Creek Ln		Lot		Lot priced to sell, located at the end of a cul-de-sac	\$99,000 N
CB	SOBAJE	42159 Rush Creek Ln		Lot		Nice, level home site in great subdivision!	\$119,900
TR	CONLEY	Lot 6, 42224 Summit Creek Ln.		Lot		Beautiful corner lot, one of the best in the area! .649 acre	\$159,000
C21	SCHURMEIER	42499 Bretz Point Ln		Lot		Amazing views await on this beautiful lot	\$229,000
Pinnacle	KENDALL	42440 Forest Run Ln	4	3.5	3665	Magnificent log home includes gourmet kitchen, beautiful master suite	\$1,100,000 P
GU	CHOLEWA	42785 Canyon Vista Ln	3	2.5	3266	Amazing home that is sold with 2 lots to ensure privacy	\$1,150,000 R
OB		42555 Canyon Vista Ln	3	3	2629	Fabulous "Tim Savage" cabin includes hardwood floors and granite showers	\$1,260,000 R
Pinnacle	THIELE	42396 Forest Run Ln	5	3	3925	5 Bedroom/3 Bath custom home. The epitome of mountain elegance.	\$1,275,000
RM	SWING	42235 Summit Creek Ln	5	6	4000	Exquisite mountain lodge sold completely furnished with all the extras	\$1,350,000
GU	MOTT	42603 Canyon Vista Ln	5	4	3668	Beautiful custom mountain home with extraordinary views and all the extras	\$1,495,000
OB	STEWART	42429 Canyon Vista Ln	6	6	4429	Dream home with all the extras, includes 3 suites and incredible views	\$2,150,000

MUSICK FALLS - approximately ¼ acre lots - County water & sewer

RM	LEOS	39484 Crest Point Ln		Lot		Flat, easy to build on lot in a great subdivision	\$125,000
RM	BOYES	39518 Crest Point Ln.	3	2.5	2127	Pristinely kept home complete with wood ceilings, loft, and beautiful rock work	\$419,000
CB	KENTROS	39447 Musick Falls Ln.	4	2.75	2873	Beautiful home with all the amenities, including a back-up generator	\$639,900
C21	DELGADILLO	39722 Crest Point Ln.	3	3	3000	Fantastic home sits on double lot, with bluff view of Jose Basin	\$649,000 P

BRETZ MILL CONDOMINIUMS - County water & sewer

OB	ILER	40813 Mill Run #42	1	1	480	Great studio unit with a loft, new carpet and tile. Sold furnished	\$99,000
OB	FRITZ	40798 Oakwoods #99	2	1.75	835	Condo completely remodeled from top to bottom!	\$159,900 R
OB	BILTZ	40722 Oakwoods #88	3	3	1806	One of the largest units, offering an additional 635 sf of finished lower level	\$191,000
Pinnacle	LAKE	40607 Mill Run #72	2	2	1017	Well maintained end unit that includes a fireplace and new carpet	\$199,500
C21	MCNALLY	40804 Oakwoods #102	2	2	900	Furnished condo that is ready to move in	\$209,000
OB	WOODS	40770 Mill Run #9	2	2	1004	Great location overlooking the greenbelt, has a quiet and private setting	\$225,000
GU	FRIES	40756 Mill Run #8	2	2	1004	Furnished turn-key condo with new tile flooring and upgraded cabinets	\$232,000
GU	CAUDILL/DRINNON	40601 Mill Run #76	3	2	1178	Corner unit has been recently renovated with granite and hardwood floors	\$275,000

OCKENDEN - approximately ¼ acre lots- County water & sewer

Pinnacle	ROWSON	40954 Cold Springs Ln		Lot		Beautiful homesite that includes plans for a 1900 square foot home	\$59,000
GU	PAYTON	Windwood Rd		Lot		Great lot for a great price, it's level and ready to build	\$99,000
C21	SCHUELER	40895 Cold Springs Ln	3	2	1768	Fully furnished, and priced to sell, home includes a loft/game room	\$339,000
C21	LUALLEN	41031 Windwood Rd	3	2.75	1809	Home includes nice open floor plan, and a large deck great for entertaining	\$339,000
GU	FARRIS	41298 Cedar Ridge Ln	2	2	1645	Special cabin that includes a loft, wood flooring, and outstanding detail	\$399,000 P
OB	CEKOLA	41080 Windwood Rd	3	2	1844	Large decks great for entertaining, and a sunken living room w/ rock fireplace	\$399,000 P
GU	WHITE	41203 Heartwood Ln	4	2	2220	Great family cabin with new cherry hardwood floors and covered deck	\$449,900
C21		40911 Windwood Rd	4	4	3400	Home that has it all, 2 decks, Jacuzzi in master, and sold furnished	\$489,000
RM	YOUNG	40808 Cold Springs Ln	4	3.5	3620	Distinguished home is ideal for full time living, vacationing, and entertaining	\$529,000

OCKENDEN, con't.

<u>Office</u>	<u>Owner</u>	<u>Address</u>	<u>Bd.</u>	<u>Bth.</u>	<u>Sq.Ft.</u>	<u>Description</u>	<u>Price</u>
Pinnacle	BULLARD	41208 Silver Pine	4	3	2295	Beautiful home that includes a covered front deck and a huge master suite	\$550,000
GU	WOLLENMAN	41076 Cold Springs Ln	3	4	3587	Gorgeous views with huge rooms for comfort and pleasure	\$699,000 P

WOODY LANE – County water – private septic

OB	Bank Owned	39856 Woody Ln	4	3	2350	Great opportunity to own this home with an open floor plan and great deck	\$390,000 P
----	------------	----------------	---	---	------	---	-------------

CRYSTAL CREEK – approximately 1–acre lots – County water – private septic

APPLERIDGE/MEADOWRIDGE – approximately 1–2 acre lots – County water & sewer

Pinnacle	MOODY	39411 Pond Ln	4	3	3100	Large, 3100 sq/ft mountain home on .8 acre parcel	\$599,000
C21	GEIL	39323 Granite Ln	5	4	3180	Wonderful mountain retreat includes elegant new guest house on 1.13 acres	\$759,000

LITTLERIDGE – approximately ½ acre lots – County water & sewer

OB	VAN VLEET	Littleridge, Lot #7		Lot		Beautiful lot with meadow frontage	\$99,000
OB	VAN VLEET	Littleridge, Lot #6		Lot		Meadow frontage with great building site	\$125,000

RIDGETOP– approximately 1–3 acre lots – County water – private septic

GU	SIMMONS	38651 Red Leaf Ln	4	4	2086	Located on just over an acre and a half, includes a loft, and remodeled kitchen	\$416,000
RM	Julien Oil	38511 Ridge Rd	4	2	2020	Very nice cabin with granite entry and matching granite rock fireplace	\$459,000
C21	SILVAS	38983 Ridge Rd.	4	2	2936	Wonderfully well kept home with an enormous master bedroom and bath	\$599,000

DOGWOOD – approximately 5–acre lots – County water – private septic

C21	CHERNEY	38340 Woodland Rd	3	2	3067	Secluded retreat on nearly 5 acres that is powered by solar energy	\$449,000
-----	---------	-------------------	---	---	------	--	-----------

DOGWOOD AREA – approximately 5 to 40 acre lots. Private water & septic

GU	DAVIS	Upper Routt Mill Rd.		Lot		4.69 acres with spectacular views of Jose Basin	\$59,000
----	-------	----------------------	--	-----	--	---	----------

WILDFLOWER VILLAGE – approximately ½ acre lots – County water & sewer

OB	COELER	40655 Wild Iris Ln		Lot		Nice view lot priced to sell	\$55,000 R
C21	WARD	Wild Rose Ln, Phase 1, Lot 33		Lot		Nice lot with a view	\$58,000 N
C21	PIEPER	Phase IV, Lot 4		Lot		Hot deal on the this lot	\$59,000
TR	SPENCE	Phase I, Lot 24		Lot		Beautiful .52 acre elevated lot is on a quiet cul-de-sac lane.	\$68,000
C21	BISHOP	Wild Rose Lane		Lot		Nice lot priced to sell	\$69,000
Pinnacle	BRATTON	Phase V, Lot 13		Lot		Priced to sell, with gently sloping terrain	\$75,000 P
Pinnacle	CASE	Phase 1, Lot 23		Lot		Seller willing to carry this .523 acre lot	\$79,000
Pinnacle	DREW	Phase 1, Lot 22		Lot		Just over ½ acre lot that includes topo map, soils report, and house plans	\$85,000
Pinnacle	BWI	Phase V, Lot 26		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$90,000
Pinnacle	BWI	Phase V, Lot 27		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$90,000

WILDFLOWER VILLAGE, con't.

<u>Office</u>	<u>Owner</u>	<u>Address</u>	<u>Bd.</u>	<u>Bth.</u>	<u>Sq.Ft.</u>	<u>Description</u>	<u>Price</u>
C21	ATKINS	40541 Wild Rose Ln				Lot is ready to build your dream home	\$94,000
RM	BARRON	Yellow Lupin, Lot 59				Great home site with all utilities stubbed to the lot	\$99,000
TR	BARRON	Yellow Lupin, Lot 58				Great home site with all utilities stubbed to the lot	\$99,000
CB	ACKERMAN	Phase IV, Lot 3				Nice quiet area in the back of the development	\$99,000
Pinnacle	BWI	Phase V, Lot 28				Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$100,000
GU	SANDER	40797 Wild Iris Lane				Lovely wooded lot with gorgeous forest views	\$105,000
RM	WEBB	Phase IV, Lot 1				Affordable, nice level lot ready for you to build your dream home	\$109,900
TR	KIMURA	Phase V, Lot 6				Lot corner backs to a designated open space, so has a very peaceful setting	\$110,000
Pinnacle	BWI	Phase V, Lot 25				Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$110,000
Pinnacle	BWI	Phase V, Lot 30				Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$115,000
Pinnacle	BWI	Phase V, Lot 32				Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$115,000
Pinnacle	BWI	Phase V, Lot 33				Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$115,000
TR	DAVIS	Phase V, Lot 16				Wooded lot with all utilities stubbed to the lot	\$119,000
Pinnacle	BWI	Phase V, Lot 11				Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$120,000
Pinnacle	BWI	Phase V, Lot 12				Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$120,000
C21	MILAR	Wild Iris Lane				Beautiful view lot	\$149,000
TR	DAVIS	Fawn Lily Ln, Lot 44				Lot backs to open space	\$219,000
TR	DAVIS	Mountain Heather Ln, Lot 34				Lot located on a cul-de-sac, has great views	\$239,000
Pinnacle	KNEBEL	40608 Wild Rose Ln	3	2	2078	Beautiful home built in 2006, has all the extras you've been looking for	\$599,000
Pinnacle	REINKE	40311 Mariposa Lilly	3	2.5	2275	Gorgeous custom mountain home, with gourmet kitchen and large master	\$669,000
Pinnacle	SELLING	40223 Snowflower	4	3	3000	Pride of ownership is evident in this gorgeous home!	\$690,000 P
C21		40700 Wild Rose Ln	4	5	3230	Brand new mountain retreat, you can finish your selections!	\$698,000
C21	LAMPE	40641 Wild Iris Ln	3	3.5	2400	Magnificent view of the valley lights in this beautiful home!	\$699,000
C21	PETERSON	40566 Wild Rose Ln	4	4	3653	Mountain-style log sided home with beautiful view, includes all the extras	\$1,189,000 N

PINE RIDGE

Pinnacle	SILVERA	36060 Cressman Rd	4	3	2766	Magnificent mountain lodge situated on 7 beautiful acres w/ breathtaking views	\$665,000
C21	HERRICK	35827 Cressman Rd	3	2	3040	Elegant family home has a gorgeous kitchen, sun room, and heated flooring	\$699,000

COMMERCIAL/BUSINESS OPPORTUNITIES

<u>Office</u>	<u>Owner</u>	<u>Address</u>	<u>Bd.</u>	<u>Bth.</u>	<u>Sq.Ft.</u>	<u>Description</u>	<u>Price</u>
GU	PROVENCE	40885 Shaver Forest	Com'l			Great investment property zoned for many uses	\$150,000
Pinnacle	KANAWYER	41782 Dorabella	Com'l			Wahtoke Grill and Bar is a thriving sports bar and family gathering place	\$189,000
GU	PROVENCE	40667 Shaver Forest	Com'l			Includes 2 lots, adjacent to Post Office	\$350,000
Pinnacle	ASHBROOK	41801 Tollhouse Rd	Com'l		2135	Gas station, convenience store, and 2200 square foot home	\$999,999
GU	MATHEWS	42145 Tollhouse Rd	Com'l		5120	Grocery store, clothing/gift store, 2 residences and another building	\$1,100,000

HUNTINGTON LAKE AREA PROPERTIES

HUNTINGTON LAKE CONDO'S - Community water & sewer

Office	Owner	Address	Bd.	Bth.	Sq.Ft.	Description	Price
CB	RIGGS	62633 Hidden Spring Ln #2	3	2	1231	Furnished condo with large covered deck, lots of storage, and lots of windows	\$275,000
CB	KUKLINSKI	62723 Huntington Vista Ln	2	2	1370	Enjoy the HOA amenities: pool, Jacuzzi, sauna, and tennis courts in this condo	\$298,900
CB	TURNER	62916 Huntington Vista#38	2	2	1364	Nice unit that has been owned by same family since it was built	\$300,000
CB	RAWSON	62792 Sunny Vista Ln #32	2	2	1364	Very desirable corner condo with great views and a large deck	\$307,900
CB	ROSENSTEIN	62930 Huntington Vista #39	2	2	1364	Well maintained condo shows long term pride of ownership	\$349,000 N
CB	SWANSON	63227 Huntington Vista #862	2	2	1364	This lovely condo is ready for your family to enjoy, and includes a loft	\$386,500
CB	NEWMAN	63141 Huntington Vista#65	3	3	1520	Clean end condo with open floor plan, newer paint, and excellent views	\$489,000
CB	PUCHEU	63225 Huntington Vista	3	3	1750	Immaculate condo in peak condition has spacious adjoining decks	\$502,000

HUNTINGTON LAKE CABINS - Community water - private septic

CB	ASHLOCK	4 Old College Ln		Lot		Desirable lot in private old college tract subdivision	\$274,000
C21	HL CABIN	59151 Idylwilde Ln	2	1	700	Well priced, little, but cute and well maintained	\$155,000
CB		23 Upper Line Creek	2	1	800	Well built cabin with Millerton Block exterior walls, located on a large lot	\$180,000 N
OB		61452 Huntington Lake Rd	2	1.5	917	Cabin has newly remodeled kitchen, large living room, and a brick fireplace	\$195,000
C21		60909 Bear Paw Ln	3	1	1100	Great cabin with knotty pine throughout, and includes a boat slip	\$249,000
C21		60927 Bear Paw Ln.	2	1.5	1000	Great family cabin with knotty pine throughout, and a large master bedroom	\$275,000
C21	ISAACSON	58723 Dowville East	1	2.5	1300	Great, clean cabin with new trex decking and huge sleeping room upstairs	\$335,000
CB		58165 Huntington Lodge	3	2	1346	Beautiful lake views, great parking, nice flat lot	\$386,500
CB		60453 Huckleberry Hill #72	3	2	1600	Stunning Huntington lake front cabin that was recently remodeled in 1999	\$439,000 N

CAMP SIERRA-BIG CREEK

CB		56 Elder #56	3	1	890	Priced to sell as a handyman's special, cabin needs work to make it a gem	\$98,900 N
CB		52258 Camp Sierra Rd #38	2	1	600	Unique property with four buildings, cabin, bunk house, bathhouse, garage	\$125,000
Pinnacle	BALTEZORE	55194 Huntington Lake Rd	3	2	1900	Charming Big Creek home accessible year round	\$179,000
C21	ONEILL	51974 Camp Sierra Rd	2	2	1183	Perfect getaway cabin, nice private wrap-around deck, year round access	\$269,000

REGATTA VISTA - HUNTINGTON LAKE- Community water & sewer

OB	HINES	63134 Regatta Vista Ln	5	4	4600	Captivating view of Huntington Lake and China Peak, a must see!	\$2,395,000
----	-------	------------------------	---	---	------	---	-------------

TAMARACK ESTATES-miscellaneous sized lots - County water & sewer

OB	DILLARD	55666 Cordwood Rd		Lot		Great lot that backs up to pristine national forest	\$120,000
RM	BOCHE/BRIONES	55547 Flintridge Dr.		Lot		One of the few privately owned lots near Huntington Lake	\$149,700
GU	PARKER	55443 Cordwood Rd	2	1	1020	Traditional A-frame cabin with great weekend rental history	\$299,000

GROUSE CREEK – Near Huntington Lake – miscellaneous sized lots – Private water & septic

GU	RONALD/PERRY	57370 Hwy 168	2	2	1461	Nice A-Frame cabin situated on a great sunny lot	\$299,000
RM	BRANCH	57400 Hwy 168	1	1	1000	Real log cabin constructed in 2004, includes upstairs loft	\$335,000 N
CB	GILLESPIE/PECK	57198 Hwy 168	3	1.5	1904	Stunning home located on 5+ acres, and is completely remodeled	\$429,900 P