

**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, November 22, 2014

#### 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>
Pinnacle	SCHLEY	44278 Lakeview	4	2	2040	Great family cabin that includes a huge loft with sleeping for 12+	\$399,000
GU	JOHNSON	44359 Dalton	4	1.5	1244	Vintage cabin with a peek of the lake	\$399,950 P
CB	PAPPANASTOS	44292 Lakeview	4	2	1728	Tremendous lake views can be seen from the upper and lower deck	\$825,000

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

Pinnacle	WILKY	41590 Dinkey Creek Rd	1	1	628	Charming cabin with lots of potential, large flat lot with plenty of parking	\$239,000
RM	LANSKY	42009 Tollhouse Rd	3	1.5	1392	Affordable village cabin that includes a garage, dining area, and breakfast bar	\$249,000 P
RM	LECKIE	41542 Dinkey Creek Rd	4	1.5	1280	Cabin features knotty pine throughout, updated kitchen, and a loft	\$299,000
Pinnacle	SORENSEN	41938 Aspen Ln	2	1	657	Cute, cozy, and great location, has a wrap around deck and on a level lot	\$299,000
GU	LYONS	41500 Dinkey Creek Rd	2	1.5	1468	Adorable cabin that includes knotty pine throughout and large parking area	\$315,000
GU	PETRON	41594 Harmony Ln	3	2	1336	Nice, cute cabin with large deck, good parking, and plenty of room	\$325,000 P
C21	BOLAND	41524 Concord Rd	3	2	1532	Great cabin with a reverse floor plan, and a new front deck	\$369,000
C21	GOMES	41226 Rock Rd	2	2	1340	Cabin includes 2 master bedrooms, large great room, attached 2 car garage	\$375,000
CB	QUINN	41919 Aspen Rd	3	1	1108	East Village Gem! Super tidy, single story cabin with knotty pine throughout	\$379,900
RM	WETHEY	42015 Elderberry Ln	4	3	1368	Large A frame cabin built in 1973, includes a large loft upstairs	\$390,000
Pinnacle	ASHBROOK	41787 Tollhouse Rd	4	3	2176	Completely remodeled home with great rental potential	\$399,000
Pinnacle	VANDYKE	41746 Aspen Ln	3	2	1040	Charming, cute family cabin that has a great rental history	\$399,500
RM	LAWRENCE	41898 Dogwood Rd	4	1.75	2210	Large cabin in the village, covered parking and lots of storage	\$448,000
OB	CLOUD	41733 Redwood	3	2	1744	Cabin located on a large corner lot, includes an office, jetted tub, all the extras	\$549,000
RM	HAYES	41957 Dogwood Rd	3	2	1808	Remodeled cabin with granite countertops, nice deck, beautiful master suite	\$599,000

[www.WeSellShaverLake.com](http://www.WeSellShaverLake.com)

P=Sale Pending; R=Reduced; N=New

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

<b><u>Office</u></b>	<b><u>Owner</u></b>	<b><u>Address</u></b>	<b><u>Bd.</u></b>	<b><u>Bth.</u></b>	<b><u>Sq.Ft.</u></b>	<b><u>Description</u></b>	<b><u>Price</u></b>
RM	ELIASON	40 Acres in west village		Lot		Amazing opportunity to own property with an amazing view, and walk to village	\$280,000
C21	TRIPP	41808 Tollhouse Rd	2	2	1328	Although zoned C-4, property's best use may be as a residential rental	\$200,000
RM	LANSKY	42009 Tollhouse Rd	3	1.5	1392	Classic village cabin with a garage, priced to sell	\$276,900
OB	ROBERTSON	41983 Hemlock Ln	2	2	1358	Home includes a detached 2 car garage and a large deck	\$279,900
GU	BLOOM	42032 Buckeye Ln	3	2	1190	Charming cabin ideal for entertaining, nice level driveway	\$289,000 P
C21	TRIPP	41798 Tollhouse Rd	4	2.5	2920	Although zoned C-4, property's best use may be as a residential rental	\$350,000
C21	NUNES	41909 Flicker Ln	2	1	1850	Large cabin in excellent condition, and is very clean and nicely maintained	\$399,000
RM	COLE	41610 Harmony Ln	3	2	1951	Super cute and clean cabin on huge lot, includes a loft and spacious back deck	\$399,950 P
GU	BUTTERFIELD	41829 Knobcone Ln	4	2	3000	Classic family cabin with 4 bedrooms and sleeping room for 14	\$495,000
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**

### **MUSICK MEADOWS**

GU	JOHNSON	41427 Kokanee Ln	4	2.5	1888	Roomy cabin adjacent to USFS land	\$369,900 P
----	---------	------------------	---	-----	------	-----------------------------------	-------------

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

RM	DAHLE	38 Courtright Village		Lot		Great opportunity to own a piece of the High Sierras	\$55,000
C21	BIBER	Dinkey Creek		Lot		2.35 acres	\$75,000
OB	SMITH	Providence Creek		Lot		20 gorgeous acres running partially along Providence Creek	\$99,000
C21	BIBER	Dinkey Creek		Lot		2.44 acres, good access, nice secluded building sites	\$139,000
C21	BIBER	Dinkey Creek		Lot		5.77 acres, forked meadow creek runs through the property	\$150,000
GU	JOHNSON	10 Courtright Way	1	1	400	Fully furnished summer cabin that includes a sleeping loft	\$120,000
RM		5 Dinkey Creek Bluffs	1	1	300	Rare opportunity to own one of the few cabins at Dinkey Creek	\$150,000
RM	KENNEDY	72271 Nelson Rd	1	1	707	Charming Courtright cabin that has a huge upstairs loft	\$150,000
OB		18 Courtright Way	2	1.5	1007	Cozy cabin is a comfortable retreat for the Free Spirit	\$249,500
CB	MCDOWELL	52232 Dinkey Creek Road	3	2	1800	Private land, very close to Dinkey Creek, located on 5 acres	\$295,000 P

### **SILVERTIP VILLAGE – County water & sewer**

OB	ENEA	40735 Silvertip Ln	3	2	1350	Original owner, 3 level home features vaulted ceilings and large windows	\$329,900
----	------	--------------------	---	---	------	--	-----------

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

Pinnacle	TRUJILLO	Crest Vista Ln, #13		Lot		Amazing view home site located at the end of a cul-de-sac	\$199,000
OB	GREGORY	40770 Crest Vista Ln	3	2.5	2500	Beautiful view home with an open floor plan, perfect for family getaways!	\$659,950
GU	ARCHER	40796 Crest Vista Ln	3	2.5	2658	Unobstructed views with an open floor plan, and luxurious master suite	\$749,000

## SIERRA PINES CONDOMINIUMS– 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>
OB	SENTINAL PROP.	40874 Village Pass Rd	6	4	2699	Spacious condo. With all the extras	\$399,000

## SHAVER WOODS CONDOMINIUMS – County water & sewer

OB	SKATBERG	40762 Village Pass Rd	2	1.75	1297	Home includes two large decks and is sold completely furnished	\$319,900
----	----------	-----------------------	---	------	------	--	-----------

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

Pinnacle	LUKIANOV	Rock Shelf, Lot 21		Lot		Large lot with seasonal creek and includes building plans and permit	\$170,000
GU	MITCHELL	Pinnacle Lane #14		Lot		Over an acre with level street access, in a cul-de-sac	\$250,000
Pinnacle	REEVES	42103 Granite Ridge Rd	3	2.5	2512	Beautiful custom home has a large kitchen, master suite on the lower level	\$539,000 P
RM	KREVITT	41996 Granite Ridge Rd	2	2.5	2091	Great curb appeal in this cabin with great rental history	\$595,000
GU	GARTH	41928 Rock Shelf Ln	4	2	2075	Nice home built in '94, master suite is on the main level, has great kitchen	\$625,000
C21	CAMIN	42123 Granite Ledge	4	3	2309	Completely updated and renovated, includes new appliances, game room	\$639,999
Pinnacle	STRAWN	41968 Granite Ridge Rd	4	2.5	2700	Custom home, gourmet kitchen, 3 car garage, great for full time living!	\$649,000 P
GU	MITCHELL	42005 Gray Rock Ln	4	3	2333	Ultimate mountain lodge includes knotty pine throughout, and all the extras	\$729,000
OB	RICH	42532 Pinnacle Ln	4	3.5	3700	Beautiful Tim Savage custom home with all the extras	\$735,000 P
GU	BRANTLEY	42284 Granite Circle	4	2.5	3110	Stunning home includes floor to ceiling windows and dark cherry cabinets	\$795,000
OB	VAN VLEET	42162 Granite Ledge	5	3	3439	2 immaculate homes on a .89 acre cul-de-sac lot, have all the extras	\$849,000
OB	SILVA	41724 Granite Ridge Rd	3	4	2665	Beautifully maintained, top grade construction, sold completely furnished	\$959,000
GU	NIEHAUS	42476 Granite Circle	3	3.5	3200	Dream home perfect for full time living or a vacation home	\$997,500 P
RM	DRAKE	42266 Granite Circle	5	4.5	3353	Wonderful home features unique mining décor, and a small guest house	\$1,350,000
C21	SHAFFER	42307 Granite Ridge Rd	4	4.5	4154	Beautiful custom home designed by Tim Savage, has all the extras	\$2,150,000

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

GU	SANDER	Phase 1, Lot 6		Lot		Lot is priced to sell, and a great value	\$98,000
C21	VAN VLEET	Phase 2, Lot 11		Lot		All utilities provided to the lot corner	\$95,000
C21	SMITH	Phase 2, Lot 19		Lot		Owner willing to carry to qualified buyer with 25% down	\$124,000
C21	VAN VLEET	Timber View Ln, Lot 18		Lot		Nice lot next to a Blanco Spec. home under construction	\$115,000
C21	VAN VLEET	Phase 2, Lot 2		Lot		Gently sloping downhill topography	\$115,000
C21	VAN VLEET	Phase 2, Lot 23		Lot		Finished lot in the beautiful Shaver Lake resort area	\$115,000
GU	SZCZECH	41834 Timber View Ln		Lot		Uphill lot with a gentle slope with flat building site	\$135,000
C21	VAN VLEET	Phase 3, Lot 2		Lot		Downhill slope provides for a street level garage	\$117,500
RM	DUNLEAVY	21 Timber Ridge		Lot		Build your dream home in this premier subdivision	\$118,000
C21	VAN VLEET	Phase 2, Lot 14		Lot		All utilities provided to the lot corner	\$120,000
C21	VAN VLEET	Phase 3, Lot 16		Lot		Finished uphill lot	\$124,500
GU	ARFSTEN	Timber Ridge Lot 17		Lot		Slightly uphill lot will make for an easy build	\$125,000
C21	VAN VLEET	Phase 2, Lot 15		Lot		The steepness of this lot provides a view	\$122,000
C21	VAN VLEET	Phase 3, Lot 17		Lot		Large uphill lot, school fees are prepaid	\$127,500
C21	VAN VLEET	Phase 3, Lot 8		Lot		Nice flat lot on a quiet street	\$137,500
C21	VAN VLEET	Phase 3, Lot 9		Lot		Flat lot on a Cul-de-Sac	\$135,500
CB	BEAL	41733 Timber Ridge Ln	6	3	3300	Brand new home is perfect for large families, or could be a vacation rental	\$739,000

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

<b><u>Office</u></b>	<b><u>Owner</u></b>	<b><u>Address</u></b>	<b><u>Bd.</u></b>	<b><u>Bth.</u></b>	<b><u>Sq.Ft.</u></b>	<b><u>Description</u></b>	<b><u>Price</u></b>
C21	FOXBORO	Rock Ledge		Lot		3.1 acre parcel with a perfectly level building site	\$86,000
OB	HACKETT	42257 Rock Ledge Rd	3	2	1288	Nice price and opportunity to own in Shaver Lake	\$315,000
RM	THOMAS	41945 Black Oak Way	2	1.75	1632	Wonderful cabin includes large deck, and a very private feeling	\$395,000
Pinnacle	PETTY	42145 Hanging Branch	3	2	1404	Darling cabin on a beautiful lot with a seasonal creek, and a large deck	\$399,000
Pinnacle	KERAN	41704 Saddleback Rd	4	2	1847	Beautiful mountain home with tons of recent upgrades	\$469,000 N
CB	FILIPPONI	42401 Leisure Lane	4	2.5	2400	Modern custom home built in 2007, has past rental history	\$550,000

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

Pinnacle	BWI	Garnet Ln, Lot #43		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$115,000
Pinnacle	BWI	Rhinestone Ln, Lot #9		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$120,000
Pinnacle	BWI	Rhinestone Ln, Lot #8		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$120,000
Pinnacle	BWI	Rhinestone Ln, Lot #1		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$120,000
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	Rhinestone Ln, Lot #54		Lot		Beautiful ½ acre homesite, all utilities to property corner	\$125,000
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	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 #21		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
RM	REISS	43363 Garnet Ln		Lot		Large lot that is builder friendly	\$175,000 N
RM	ANDERS	Garnet Ln, Lot #45		Lot		.47 acre lot, nicely wooded lot with level access driveway roughed in	\$199,900
RM	ANDERS	Tourmaline Ln, Lot #78		Lot		.52 acre lot with great level access	\$229,900
Pinnacle	BASMAJIAN	42757 Garnet Lane	4	3.5	2953	Brand new, beautiful custom home currently under construction	\$829,000
Pinnacle	BASMAJIAN	42409 Garnet Lane	4	3.5	3242	Home under construction with all the extras, completion in late September	\$895,000

## **BRETZ MOUNTAIN TOWNHOMES**

### **BRETZ MOUNTAIN VILLAGE – approximately ½ acre lots – County water & sewer**

GU	Image Homes	42357 Cook Cabin Ln		Lot		Level lot with granite outcropping make this property private and unique	\$72,000 N
GU	Image Homes	Slick Rock		Lot		Wonderful views from this premier lot	\$99,000 N
CB	SOBAJE	42159 Rush Creek Ln		Lot		Quality, level home site that is located in a cul-de-sac, with a great value	\$109,900
OB	HOOTEN	42002 Bretz Camp Ln		Lot		Amazing property with a seasonal creek, and just 10 minutes to the lake	\$125,000
GU	MENDRIN	42152 Rush Creek Ln		Lot		Beautiful level lot in a quiet cul-de-sac	\$150,000

## **BRETZ MOUNTAIN VILLAGE , con't.**

<b><u>Office</u></b>	<b><u>Owner</u></b>	<b><u>Address</u></b>	<b><u>Bd.</u></b>	<b><u>Bth.</u></b>	<b><u>Sq.Ft.</u></b>	<b><u>Description</u></b>	<b><u>Price</u></b>
OB	CHOLEWA	42785 Canyon Vista Ln	3	2.5	3266	Magnificent home includes a game room, wet bar, and all the extras	\$975,000
RM	SWING	42235 Summit Creek Ln	5	6	4000	Exquisite mountain lodge, sold completely furnished with all the extras	\$1,275,850
OB	SHERWOOD	42480 Bretz Point Ln	4	3.5	3337	Magnificent castle with all the extras, three decks, three fireplaces	\$1,299,000
Pinnacle	KALLSEN	42586 Bretz Point Ln	4	3.5	3563	Spectacular estate with breathtaking views and luxurious master suite	\$1,495,000
GU	MAASKAMP	42495 Canyon Vista Ln	3	3	4028	Outstanding view in this amazing home with all the extras	\$1,499,000
GU	STEWART	42429 Canyon Vista Ln	6	6	4429	Dream home with all the extras, includes 3 suites and incredible views	\$1,999,000

## **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	GILSTRAP	Crest Point		Lot		Slight, downhill elevation change perfect for building your dream home	\$175,000
C21	MURRAY	39462 Musick Falls Ln	4	2.5	2193	Home features an enormous great room with loft, spacious dining area	\$469,000 P

## **BRETZ MILL CONDOMINIUMS – County water & sewer**

SM	McGONIGAL	40907 Mill Run #56	1	1.5	704	Easy level access for this condo with an extended deck overlooking the pool	\$175,000
C21	KARST	40806 Mill Run #23	1	2	704	Extra large extended deck that backs up to the creek, great location	\$179,000
CB	FAIR	40809 Oakwoods #107	3	2	1178	Completely refurbished throughout, quartzite and wood floor, new cabinetry	\$319,900

## **OCKENDEN – approximately ¼ acre lots– County water & sewer**

C21	BOREN	Cold Springs Ln #5		Lot		Good upslope lot with long distance view potential	\$79,000 P
GU	HECK	Heartwood Ln #9		Lot		Corner lot has a gentle sloping drive leading to a nice building area	\$89,000
RM	METZGER	40796 Cold Springs Ln		Lot		Build you dream cabin on this wonderful level lot	\$89,500
OB	ALEXANDER	41016 Windwood Rd	3	2	1788	Completely remodeled in 2012, home has a nice open floor plan	\$339,000
RM	GUITERREZ	41190 Heartwood Ln	3	2	1587	This home is surrounded by gorgeous cedars, and backs up to a green belt	\$356,000 P
Pinnacle	MARTIN	41077 Silver Pine Ln	3	2	1742	Great family cabin in Ockenden Ranch with nice open floor plan	\$399,000 P
Pinnacle	BOUNERBA	40998 Silver Pine Ln	3	3	2150	Newer home at the end of a quiet street, includes game room and large deck	\$459,000 P
C21	BARNES	41103 Windwood Rd	3	3	1954	Three master suites on a large wooded lot is the perfect for family gatherings	\$465,000
RM	BULLARD	41208 Silver Pine Ln	4	3	2295	Lovely cabin with high pine ceilings, large covered deck, and an upstairs loft	\$545,000
Pinnacle	SOUSA	41393 Cedar Ridge Ln	3	3	2500	Nice home situated on a beautiful wooded lot backing open space and a creek	\$537,000 R

## **WOODY LANE – County water – private septic**

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

C21	JOHNSTON	39735 Crystal Creek	4	3.5	3952	Luxury mountain home that is secluded, fully furnished, and has all the extras	\$890,000
-----	----------	---------------------	---	-----	------	--	-----------

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

GU		39153 Granite Ln		Lot		Nearly acre lot is ready for your new home	\$119,000 N
RM	MAY	39614 Pond Ln		Lot		Lovely private 3.73 acre home site with wonderful views	\$199,000
Pinnacle	MOODY	39411 Pond Ln	4	3	3100	Large, 3100 sq/ft mountain home on .8 acre parcel	\$599,000

### **LITTLERIDGE – approximately ½ acre lots – County water & sewer**

<b><u>Office</u></b>	<b><u>Owner</u></b>	<b><u>Address</u></b>	<b><u>Bd.</u></b>	<b><u>Bth.</u></b>	<b><u>Sq.Ft.</u></b>	<b><u>Description</u></b>	<b><u>Price</u></b>
C21	Littleridge Ptnrs	39581 Littleridge Ln		Lot		Easy seller financing available to a qualified buyer	\$110,000
CB	AMOS	Littleridge, Lot #14		Lot		Beautiful, oversized corner home site	\$129,900

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

C21	SILVAS	38983 Ridge Rd	4	2	2936	Rare single story home on a completely level 1+ acre lot	\$535,000
GU	ANDREW	39095 Ridge Rd	6	4	3400	Tri-level cabin with three decks, home can sleep up to 20 people	\$595,000
C21	MARKOVITZ	38425 Highcountry Ln	3	3	2520	Ultimate privacy in this beautiful home in a gated community	\$699,000
GU	REYNOLDS	39145 Checkerbloom Ln	5	3	3800	The perfect large family cabin with beautiful views and ready to move in	\$759,000

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

Pinnacle	STUMBAUGH	Lot 30		Lot		6.09 acres with great access from Hwy 168, come build your dream home	\$95,000
----------	-----------	--------	--	-----	--	---	----------

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

CB	GREGORY	Routt Mill Road		Lot		5.01 acres with a view, just below the Dogwood Mountain Subdivision	\$59,000
----	---------	-----------------	--	-----	--	---	----------

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

C21	SHAVER FOREST DEV	Phase V, Lot 26, Foxglove		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$59,000
C21	SHAVER FOREST DEV	Phase V, Lot 27, Foxglove		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$59,000 P
TR	SPENCE	Phase I, Lot 24		Lot		Beautiful .52 acre elevated lot is on a quiet cul-de-sac lane.	\$68,000
Pinnacle	CASE	Phase 1, Lot 23		Lot		Seller willing to carry this .523 acre lot	\$69,000
C21	SHAVER FOREST DEV	Phase V, Lot 30, Mtn. Heather		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$69,000
C21	SHAVER FOREST DEV	Phase V, Lot 28, Mtn. Heather		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$69,000 P
C21	SHAVER FOREST DEV	Phase V, Lot 25, Foxglove		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$72,000
C21	HUTCHINGS	Snowflower Lane		Lot			\$72,000 P
C21	SHAVER FOREST DEV	Phase V, Lot 32, Mtn. Heather		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$74,000
C21	SHAVER FOREST DEV	Phase V, Lot 33, Mtn. Heather		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$74,000 P
C21	SHAVER FOREST DEV	Phase V, Lot 11, Fawn Lily		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$79,000
C21	SHAVER FOREST DEV	Phase V, Lot 12, Fawn Lily		Lot		Nicely wooded ½ acre lot with all utilities stubbed to property corner	\$79,000
GU	MOE	Wild Rose Ln		Lot		Beautiful .8 acre lot	\$80,000
Pinnacle	DREW	Phase 1, Lot 22, Mariposa Lilly		Lot		Just over ½ acre lot that includes topo map, soils report, and house plans	\$85,000
OB	Bank Owned	40655 Wild Iris Ln		Lot		Spectacular views from this lot, all utilities stubbed to property corner	\$86,500
CB	SANTORO	39993 Mariposa Lilly		Lot		Approximately .78 of an acre, with significant view potential	\$89,900
CB	ACKERMAN	Phase IV, Lot 3		Lot		Nice quiet area in the back of the development	\$99,000 P
RM	BARRON	Yellow Lupin, Lot 59		Lot		Great home site with all utilities stubbed to the lot	\$99,000
TR	BARRON	Yellow Lupin, Lot 58		Lot		Great home site with all utilities stubbed to the lot	\$99,000
RM	WEBB	Phase IV, Lot 1		Lot		Affordable, nice level lot ready for you to build your dream home	\$109,900
TR	DAVIS	Phase V, Lot 16		Lot		Wooded lot with all utilities stubbed to the lot	\$119,000
C21	Littleridge Ptnr			Lot		Rare 3.2 acre parcel just below wildflower village, with paved access	\$199,000
TR	DAVIS	Fawn Lily Ln, Lot 44		Lot		Lot backs to open space	\$219,000



## 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>
TR	DAVIS	Mountain Heather Ln, Lot 34		Lot		Lot located on a cul-de-sac, has great views	\$239,000
GU	ASHFORD	40144 Mariposa Lilly	3	2	1820	Single story home with a large master suite and a wrap around covered deck	\$459,000
GU	HARRINGTON	40601 Wild Rose Ln	3	2.5	1995	This beautiful mountain home is priced to sell!	\$529,000 R
Pinnacle	KNEBEL	40608 Wild Rose Ln	3	2	2078	Beautiful home built in 2006, has all the extras you've been looking for	\$549,000
Pinnacle	LUND	39769 Mountain Heather	3	2.5	2732	Spectacular single story home with superior quality features throughout	\$599,000 P
Pinnacle	REINKE	40311 Mariposa Lilly	3	2.5	2275	Gorgeous custom mountain home, with gourmet kitchen and large master	\$639,000
C21	MILE HIGH CH	40621 Wild Iris Lane	4	5	2889	Beautiful custom view home with valley views	\$650,000
GU	SALMON	40912 Wild Iris Ln	3	2.5	2850	Stunning home features 2 additional lofts/game room area, great view	\$869,000 P
GU	HEDSTROM	40711 Leopard Lilly	4	305	4725	Elegant mountain living in this beautiful home with panoramic views	\$1,999,000

## PINE RIDGE

C21	KONRAD	36324 Pine Ridge Rd	3	2	2289	Very nice home with horse set up on 4 acres in the Pines	\$499,000
CB	HOFFMAN	44884 Auberry Rd	5	2.75	3290	Custom home built in 2003, it's private, modern, and has great valley views	\$699,900
OB	ORTENZIO	36322 Tollhouse Rd.	4	2.5	4719	Luxurious, one of a kind, mountain estate with all the extras	\$2,197,000

## 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
GU	PROVENCE	40667 Shaver Forest	Com'l			Includes 2 lots, adjacent to Post Office	\$250,000
RM	MYERS	42846 Tollhouse Rd	Com'l		500	Shaver Stables business is a seasonal riding stable that offers day trips	\$569,000
Pinnacle	ASHBROOK	41801 Tollhouse Rd	Com'l		2135	Gas station, convenience store, and 2200 square foot home	\$975,000
RM	BOWMAN	41325 Tollhouse Rd	Com'l		8966	12 room motel, 5 chalets, 2-900 square foot homes...endless potential	\$2,175,000

## HUNTINGTON LAKE AREA PROPERTIES

### HUNTINGTON LAKE CONDO'S - Community water & sewer

CB	RIGGS	62633 Hidden Spring Ln #2	3	2	1231	Furnished condo with large covered deck, lots of storage, and lots of windows	\$249,500
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	RAWSON	62792 Sunny Vista Ln #32	2	2	1364	Very desirable corner condo with great views and a large deck	\$307,900
CB	MCSHEA	62786 Sunny Vista Ln #29	2	2	1350	Furnished, well appointed end condo includes a washer and dryer	\$314,900
CB	MILLHOUSE	62788 Ski View Lane #94	2	2	1370	Condo has a wonderful kitchen and two large decks	\$329,000
CB	ROSENSTEIN	62930 Huntington Vista #39	2	2	1364	Well maintained condo shows long term pride of ownership	\$339,000
CB	EMY	63215 Huntington vista #80	3	3	1757	One of the finest condo's in Huntington, has excellent views of the lake	\$565,000

### HUNTINGTON LAKE CABINS – 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>
CB		79 Shady Ln	2	1	760	Cute, secluded cabin in walking distance to the lake	\$162,000
C21		60909 Bear Paw Ln.	3	1	1100	Great cabin with 2 bedrooms downstairs and sleeping room upstairs	\$199,950
OB	SHAWL	61049 Bear Paw Ln #79	2	1	700	Owner is willing to sell half interest in the cabin	\$202,500
OB	LINLEY	62174 Upper Deer Creek#21	2	1	900	Cabin features new Trex Deck, remodeled bathroom, possible boat dock	\$225,000
CB		60927 Bear Paw Ln.	2	1.5	1000	Great family cabin with knotty pine throughout, and a large master bedroom	\$229,000
C21	FACCINTO	62467 Potter Creek Ln	3	2	1500	Lake View Home with year round access, includes newer pellet stove	\$395,000
C21		62040 Whispering Pines #5	3	2	1300	Wonderful cabin within walking distance to Lakeshore Resort, year round access	\$425,000
Pinnacle	BORGES	62535 Ollie Ln	4	3	2500	Hand hewn log home includes large loft, and guest quarters above garage	\$819,000

### CAMP SIERRA–BIG CREEK

GU	SPIERS	5222 Niblock #66	1	1	500	Located in Camp Sierra, is an affordable little getaway	\$125,000
C21	SCOBAY	55408 Point Rd	3	1.5	1614	New flooring and paint throughout, large kitchen, trex deck	\$219,950
GU	NAPOLI	52115 Camp Sierra Rd	4	2	1250	Charming and clean 1940s cabin with three screened in porches	\$250,000
C21	SAMPSON	2 Snow Slide Tract	3	2	1100	Super clean woodsy cabin with knotty pine interior with 2 living spaces	\$275,000
OB		63227 Huntington Vista #86	2	2	1364	Great opportunity to own this bank owned home	\$284,300 R

### REGATTA VISTA – HUNTINGTON LAKE– Community water & sewer

### TAMARACK ESTATES–miscellaneous sized lots – County water & sewer

OB	KERLAN	55693 Cordwood Rd		Lot		View lot, just minutes from China Peak and Huntington Lake	\$74,999
OB	KERLAN	55709 Cordwood Rd		Lot		View lot with all utilities in place	\$74,999
RM	BOCHE/BRIONES	55547 Flintridge Dr.		Lot		One of the few privately owned lots near Huntington Lake	\$120,000
CB	LEA			Lot		Rare opportunity to own 14.33 acres, could be split into smaller parcels	\$495,000
GU	PARKER	55443 Cordwood Rd	2	1	1020	Traditional A-frame cabin with great weekend rental history	\$279,000
OB	QUINN	40 acres, Willow Meadow	3	1.5	1265	One of a kind, beautiful property in the middle of the national forest	\$1,000,000
C21	RESSO	55585 Flintridge Dr.	3	3	2884	Tyrolean–style, handcrafted Engleman Spruce log home includes all the extras	\$1,499,500

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

C21	CHING	Grouse Creek		Lot		Rare opportunity to own this forested lot	\$25,000 P
RM	LAUGHLIN	57380 Hwy 168	3	2.5	1766	Newer cabin on 2.1 acres of private property with a creek	\$539,000