

PINNACLE

R E A L E S T A T E

MOUNTAIN MULTIPLE LISTING

May 6, 2017

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>
OB	Bank Owned	44360 Lakeview	3	2	2103	Gorgeous cabin that sits on two lots, game room, and loft	\$689,000
GU	MARTELL	44309 Lakeview	4	2	1744	Rare opportunity to own a water front cabin at the Point!	\$1,800,000

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

OB	COPPO	42228 Evergreen Lane			Lot	Very nice lot just off of Dorabella Road, in a prime location	\$149,900 P
OB	CANTU	41621 Dinkey Creek Rd	2	1	686	Tiny cabin with loft on a large lot.	\$199,000 P
Pinnacle	BERGER	41938 Aspen	2	1	657	Cute, cozy, and great location with this charming 1950s vintage cabin	\$289,000 P
Pinnacle	HILL	41841 Robin Rd	4	3	1472	Great location with this cabin with updated interior, & a game room	\$462,900 P
Pinnacle	BIK	41898 Dogwood Rd	5	3	2210	Gorgeous, completely remodeled cabin will take your breath away!	\$649,000

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

OB	MUNRO	42028 Foxtail Ln			Lot	Rare opportunity to own a vacant lot in the West Village	\$90,000
GU	CROSSLAND	Buckeye			Lot	5 acres in the village with water and power, nice views of Bald Mountain	\$250,000
CB	PUSATERI-MULLINS	41863 Toyon Ln	2	2	820	Adorable cabin recently gutted and ready for you TLC	\$295,000
GU	HUEBNER	42061 Madrone Ln	2	1	746	Recently remodeled cabin with two decks, fresh paint, and new flooring	\$298,000 P
GU	ROSE	41876 Linnet Ln	2	1	760	Cabin is priced to sell, on a nice lot, includes a work shop and lots of parking	\$325,000
GU	CROSSLAND	42300 Buckeye	7	5	3200	Lake views, two cabins, four parcels, 46 acres, guest cottages, amazing	\$1,400,000

ROCK HAVEN - Gated Community

MUSICK CREEK - Indian Rock Area - approximately 1 /4-2 /3 acre lots - Community water - county sewer

MUSICK MEADOWS

OB	WILSON	41343 Timber Dr	3	2	1860	Reasonably priced home comes completely furnished	\$395,000
OB	CLARK	41231 Timber Dr	6	3	2800	Large home built in 1980 that has been updated, great for large families	\$599,900 N

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

Office	Owner	Address	Bd.	Bth.	Sq.Ft.	Description	Price
Pinnacle	BIBER	Dinkey Creek		Lot		2.35 acres, property fronts Dinkey Creek Road	\$75,000
Pinnacle	BIBER	Dinkey Creek		Lot		2.44 acres, good access, nice secluded building sites	\$139,000
Pinnacle	BIBER	Dinkey Creek		Lot		5.77 acres, forked meadow creek runs through the property	\$150,000
GU	KNAPP	Dinkey Creek		Lot		40 acres on Grand Bluff with mountain views of Blue Canyon	\$152,000
GU	QUINN	40 Willow Meadow	3	1.5	1265	Cabin on 40 pristine acres east of Shaver Lake, perfect for the outdoorsman	\$730,000

SILVERTIP VILLAGE – County water & sewer

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

Pinnacle	CLARK	40657 Sunset Vista Ln		Lot		Gently sloping lot is well forested and ready for you to build your dream home	\$64,000
Pinnacle	CLARK	40673 Sunset Vista Ln		Lot		Great location on this lot for a great price!	\$79,000
GU	HUEBNER	Crest Vista Ln, #16		Lot		View lot in this small, desirable subdivision	\$139,500

SIERRA PINES CONDOMINIUMS– County water & sewer

OB	HIRATA	40870 Village Pass Rd	4	3	2074	Magnificent condo has knotty alder cabinets, stainless steel appliances, deck	\$325,000 P
Pinnacle	BARKSDALE	40790 Village Pass Rd	4	3	2035	Beautiful, free standing with luxurious master suite, lots of room to entertain!	\$329,000
OB		40844 Village Pass Rd	3	3	2171	Like new, mostly furnished condo includes granite counter tops & all the extras	\$339,990 R
GU	SOARES	40874 Village Pass Rd	6	4	2699	Spacious condo perfect for multiple families and entertaining	\$429,000 P

SHAVER WOODS CONDOMINIUMS – County water & sewer

Pinnacle	DICKEN	40818 Village Pass Rd	2	1.5	1079	Well maintained condo with an partially covered extended deck and loft	\$232,000
GU	SKATBERG	40762 Village Pass Rd	2	2	1297	Recently updated condo with a large front deck and lots of privacy	\$249,900 R

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

Pinnacle	DAU	Pinnacle Lane		Lot		Nicely wooded and level lot at the end of Pinnacle Lane	\$139,900
GU	BENART	Pinanacle Lane		Lot		Relatively flat lot amongst Shaver’s most beautiful homes	\$249,000
Pinnacle	KAUN	41792 Gray Rock Ln	3	2	2228	Lovely home that has been recently remodeled, nice kitchen, large garage	\$525,000
GU	BLUM	42478 Pinnacle Ln	3	3.5	3044	Unique, modern single story home with wonderful amenities	\$625,000
Pinnacle	BLANCO	42959 Granite Circle	3	2.5	2150	New cabin built in 2016, massive great room, small loft, nice rear patio	\$649,000
GU	SEVERS	42233 Granite Ridge Rd	4	2.5	3072	Mature landscaping, wet bar, slate countertops, all in the nice custom home	\$775,000
Pinnacle	GREEN	41957 Gray Rock Ln	4	3	3400	Spacious mountain home, perfect for entertaining, includes massive game room	\$799,000
GU	DRAKES	42266 Granite Circle	5	4.5	3353	Fantastic cabin features unique mining décor, includes a guest cabin also	\$950,000
Pinnacle	FRANCO	42449 Pinnacle Ln	4	3.5	3567	Gorgeous lodge style mountain retreat with beautiful views	\$1,199,000
GU	GARRETT	42509 Pinnacle Ln	4	2.5	3586	Wonderful home with nice views, huge loft, large open floor plan	\$1,299,000

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

Pinnacle	VAN VLEET	Phase 2, Lot 11		Lot		All utilities provided to the lot corner	\$95,000
Pinnacle	VAN VLEET	Phase 2, Lot 15		Lot		The steepness of this lot provides a view	\$105,500

TIMBER RIDGE, con't.

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Pinnacle	VAN VLEET	Timber View Ln, Lot 18		Lot		Nice lot next to a Blanco Spec. home under construction	\$110,000
Pinnacle	VAN VLEET	Phase 2, Lot 2		Lot		Gently sloping downhill topography	\$115,000
Pinnacle	VAN VLEET	Phase 2, Lot 14		Lot		All utilities provided to the lot corner	\$115,000
OB	LAWTON	20 Timber Ridge		Lot		Lot is nestled toward the end of a quiet, secluded cul-de-sac	\$119,000
OB	COX	41609 Timber Ridge Ln		Lot		Beautiful lot with giant redwoods and minimal preparation for building required	\$175,000

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

Pinnacle	KNAPTON	Big Pine Ct. #1		Lot		1/3 acre parcel that is nicely wooded with large granite boulders	\$69,000
Pinnacle	KNAPTON	Rock Ledge Rd		Lot		Large lot located at the end of the road, the perfect mountain getaway!	\$110,000
Pinnacle	PAVICH	Big Pine Ct. #2		Lot		Gorgeous 1.25 acre parcel located on a cul-de-sac	\$112,500
Pinnacle	PAVICH	Big Pine Ct.		Lot		Nice 3.3 acre parcel with level building site	\$139,000
OB	Madera Creek LLC			Lot		3.08 acres located adjacent to Sierra Cedars	\$200,000
OB	Madera Creek LLC			Lot		3.26 acres located adjacent to Sierra Cedars	\$211,000
GU	EDWARDS	41862 Black Oak Way	4	1.5	1140	Nice cabin on the top of a hill, nice cedar deck, recently updated	\$339,000 P
GU	MCBRIDE	41904 Black Oak Way	3	2	1308	Post and beam construction with multiple vaulted design, nice deck	\$344,900
Pinnacle	SORENSEN	42189 Smoke Tree Ln	2	1.5	1638	Classic A frame cabin with updated flooring, and a large loft upstairs	\$369,000
Pinnacle	DONAHOE	42462 Rock Ledge Rd	3	2	1558	Darling cabin with open beam wood ceiling, spacious kitchen, newer deck	\$375,000
GU	WOODWARD	42184 Smoke Tree Ln	3	2	1475	Lots of amenities including a large loft, wrap-around deck, and large windows	\$379,000
Pinnacle	CLEMENTS	42404 Hanging Branch	3	2	1872	Amazing view on this unique 4.99 acre property, not part of Sierra Cedars	\$389,000
CB	BURKE	42492 Rock Ledge Rd	3	2	1443	Classic home with cathedral windows, stone fireplace, metal roof, easy access	\$390,000
GU	LIANG	42005 Saddleback Rd	3	3	2700	Alpine getaway, lovely vaulted ceilings, wall of windows, spacious master suite	\$439,000 P
GU	LORENZETTI	41943 Saddleback Rd	3	2	2341	Large, open, airy cabin on a flat lot, lots of privacy	\$449,000
Pinnacle	WOODY/TODD	42164 Smoke Tree Ln	4	2.5	2320	Beautifully updated has a cool retro-contemporary flare, has a huge game room	\$449,500
Pinnacle	MARTENS	42102 Hanging Branch	5	2.75	2171	Spacious home has a wrap around deck, service elevator, & vaulted ceilings	\$457,000
CB	JOHN	42296 Blue Meadow Ln	4	1.75	1408	Clean, comfortable, rustic cabin with updated kitchen in a quiet neighborhood	\$465,000 N
CB	FILIPPONI	42401 Leisure Ln	4	2.5	2400	Built in 2007, this custom home has all the modern amenities, and rental history	\$525,000
GU	CASH	41905 Black Oak Way	5	3.5	3601	Gorgeous home with custom log work, 2 decks, game room, exquisite finishes	\$999,000 P

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

OB	IMIRIAN	42811 Garnet Ln #23		Lot		Very level lot to build your getaway vacation home	\$138,500
Pinnacle	ANDERS	Garnet Ln, Lot #45		Lot		.47 acre lot, nicely wooded lot with level access driveway roughed in	\$139,000
Pinnacle	ANDERS	Tourmaline Ln, Lot #78		Lot		.52 acre lot with great level access	\$139,000
GU	WEISS	42985 Garnet Ln		Lot		Lot 29 has a very private setting and nice level access, plans are complete	\$254,900
OB	BASMAJIAN	42596 Garnet Ln	3	2.5	2540	Large open great room, hardwood floors, and vaulted ceiling in this new home	\$674,900
OB	BASMAJIAN	42028 Rhinestone Ln	5	4	3463	Extensive stonework in this magnificent home with all the extras	\$1,169,000 N

BRETZ MOUNTAIN TOWNHOMES

OB	MULLIGAN	42210 Majestic Ln	4	3.5	2405	Beautifully crafted, nice open floor plan, large master suite	\$599,000
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BRETZ MOUNTAIN VILLAGE – approximately ½ acre lots – County water & sewer

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OB	LEWIS	42471 Bretz Point Ln		Lot		Beautiful view lot with mature pine and cedar trees	\$120,000 N
GU	MAASKAMP	42477 Canyon Vista Ln		Lot		Spectacular view lot with sunrise views	\$335,000
Pinnacle	GRAVES	42246 Summit Creek Ln	5	3.5	3080	Stunning home includes luxurious master suite and a game room	\$839,000 P
GU	SWEET	42555 Canyon Vista Ln	3	2.5	2643	Amazing unobstructed views, large loft, Cypress wood floors, all the extras!	\$995,000
GU	DeWITT	42410 Canyon Vista Ln	3	3.5	3437	Nice luxury home has hardwood flooring, gourmet kitchen, modern finishes	\$1,095,000
GU	PLUNKETT	42235 Summit Creek Ln	5	6	4000	All 5 bedrooms are suites in the modern mountain lodge style home	\$1,250,000
Pinnacle	BAKKE	42539 Canyon Vista Ln	4	4	3982	Amazing views in this beautifully designed modern home	\$1,800,000
OB	STOCKBRIDGE	42534 Bretz Point Ln	7	5	5307	Unobstructed views of the valley and mountains, nice three level home	\$1,899,999
Pinnacle	ROGERS	42555 Bretz Point Ln	6	6	7000	Extraordinary mountain estate with breathtaking 360 degree views	\$2,795,000

SUNROCK – approximately 1/8 acre lots – County water & sewer

GU	ZEKIAN	39522 Weldon Corral	4	3.5	2375	Stunning mountain home with impressive finishes, alarm system, and a loft	\$725,000
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MUSICK FALLS – approximately ¼ acre lots – County water & sewer

GU	LEOS	39484 Crest Point Ln		Lot		Beautiful wooded lot that is flat, easy to build on, and wonderful location	\$95,000
Pinnacle	MURRAY	39527 Waterfall Ln	3	2	1980	Nice home with high vaulted pine ceilings, loft, and a large kitchen	\$449,000 N
Pinnacle	WHEATLEY	39566 Musick Falls Ln	3	2.5	2046	Home includes a nice spacious loft, nice floor plan, and nice views	\$459,000

BRETZ MILL CONDOMINIUMS – County water & sewer

Pinnacle	BROCK	40769 Mill Run #46	1	1	450	Super cute and tidy studio located just across from the pool and spa!	\$115,000
Pinnacle	RUTH	40804 Mill Run #22	1	1.5	704	Great location backing open space and a seasonal creek, sold furnished	\$162,000
Pinnacle	KEATING	40743 Mill Run #49	3	2	1078	Immaculate condo with easy access and great location, includes a loft	\$239,000
GU	SIMONS	40631 Mill Run #69	2	2	1017	Nice condo in a great location, large deck, and includes a sleeping loft	\$249,900 P

OCKENDEN – approximately ¼ acre lots– County water & sewer

Pinnacle	METZGER	40796 Cold Springs Ln		Lot		Great value on one of the few remaining lots in Ockenden Ranch!	\$62,000
OB	ALBERTSON	41240 Heartwood Ln		Lot		Located on a quiet street, water, power, and sewer are at the edge of the lot	\$75,000
Pinnacle	LERNO	Cedar Ridge #26		Lot		Great, level, beautiful corner lot that has already been readied for construction	\$99,000
GU	PRIOR	40964 Cold Springs Ln	3	2	1363	Unique, single level cabin that is move in ready and has easy access	\$399,000 N
Pinnacle	ASHBROOK	41103 Windwood Rd	3	3	1954	Beautifully remodeled cabin with 3 master suites and a large open floor plan	\$445,000
GU	CAUDILL/DRINNON	41029 Silverpine Ln	3	3	1655	Immaculately updated cabin with sophisticated charm...split level floor plan	\$449,000
Pinnacle	GARABEDIAN	40714 Cold Springs Ln	3	2	1999	Nicely maintained and fully furnished, home has oversized master suite	\$449,900
GU	PAULS	41203 Heartwood Ln	4	2	2220	Beautiful cabin with open floor plan, newer appliances, large family room	\$479,000 P
GU	CRAWFORD	41142 Silverpine Ln	3	2	2650	Located on a quiet street, this home includes a loft, large living room	\$524,000 P
GU	RUDD	41051 Windwood Rd	3	2	2838	Custom built split level home backs open space, includes a family/game room	\$559,000
GU	MARTELLA	40808 Cold Springs Ln	4	3.5	3620	Large cabin with lots of charm, fine workmanship, large game room	\$625,000
Pinnacle	BALDWIN	41358 Cedar Ridge Ln	4	4.5	3225	Perfect for entertaining, home has all the extras and a game room!	\$729,000

WOODY LANE – County water – private septic

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

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Pinnacle	MORGAN	39579 Crystal Creek Ln	4	2.75	2559	Spacious mountain cabin includes a game room, open floor plan, nice large lot	\$625,000 N

APPLERIDGE/MEADOWRIDGE – approximately 1–2 acre lots – County water – private septic

GU	WILFORD/EKMAN	39153 Granite Ln				Nearly 1 acre, nice level lot with stunning trees, great value	\$99,000
GU	MAY	39614 Pond Ln				Lovely private 3.73 acre home site with wonderful views	\$179,999
Pinnacle	DE LECCE	39228 Granite Ln	3	2.5	1812	Nice mountain home includes interior log siding, stone & slate throughout	\$615,000
GU	BEALL	39288 Granite Ln	5	3.5	3717	Grand mountain home on large level parcel, very private, great master suite	\$699,000 P
GU	SAEPHAN	38890 Littlefield Rd	5	5	3680	Remodeled magnificent home with 6 car garage, entertainment area, and views	\$899,000
OB	GELARDI	39071 Littlefield Rd	5	3.75	3450	Exquisitely built custom home built in 2013, over 1200 feet of elevated decks	\$934,500

LITTLERIDGE – approximately ½ acre lots – County water & sewer

Pinnacle	Littleridge Ptnrs	39581 Littleridge Rd				Enjoy your own mountain meadow on this lot in a gated subdivision	\$90,000
Pinnacle	WILSON	Littleridge				Nice level wooded lot fronts a pretty meadow	\$110,000
Pinnacle	AMOS	Littleridge, #14				Beautiful estate size lot in a gated community, nice quiet corner lot	\$134,000

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

Pinnacle	MAIN	38962 Ridge Rd	3	2.5	1869	Nice single story home on a 1.3 acre lot with a massive shop/garage	\$429,000 P
GU	CORTOPASSI	38568 Red Leaf Ln	3	2	2232	Great family cabin, nice sunset views, large garage, nice trex decking	\$549,000
GU	JAC	39165 N Milkhouse Ln	4	3	2565	Private mountain cabin on 1.6 acres with a view of the city lights	\$599,000 P

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

Pinnacle	STUMBAUGH	Lot 30				6.09 acres with great access from Hwy 168, come build your dream home	\$95,000
CB	ABRAMSON	39472 Woodland Rd #65				Desirable 5 acre lot ideal for full time living or a vacation home	\$189,000
GU	HUEBNER	40094 Big Shuteye Ln	2	1.5	1400	Completely remodeled cabin that sits on 5+ acres with views	\$379,000
Pinnacle	DANIEL	38660 Woodland Rd	4	3	2177	Plenty of room inside and out, perfect for full time living or a vacation home	\$495,000
Pinnacle	PUCCIO	39540 Woodland Rd	4	3	2214	Enjoy 5+ acres and this beautiful single story home with incredible views	\$499,500 P
Pinnacle	PETERSON	40793 Woodland Rd.	3	5	3822	Large home on 5.26 acres with a view! Truly unique and beautiful.	\$564,000
Pinnacle	BETTENCOURT	39831 Little Shuteye Ln	3	2.5	1677	Beautiful single story cabin with attached 3 car garage, plus a shop	\$599,000 N

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

GU	MUSSO	38404 Solitude Ln	3	2	1920	Spectacular views in this western home built in 2014, nice 5 acre site	\$549,999
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WILDFLOWER VILLAGE – approximately ½ acre lots – County water & sewer

GU	ATKINS	40541 Wild Rose Ln				Nice .58 acre lot with wonderful mountain terrain	\$65,000
Pinnacle	WILDER	Phase I, Lot 24				Beautiful .52 acre elevated lot is on a quiet cul-de-sac lane.	\$68,000
Pinnacle	CASE	Phase I, Lot 23				Seller willing to carry this .523 acre lot	\$69,000
OB	BISHOP	Wild Rose Lane				Great deal on this down sloping lot with a seasonal creek	\$69,900
Pinnacle	DENNLER	Mariposa Lilly Ln				Nice lot with lots of trees in a cul-de-sac, owner may carry	\$75,000

WILDFLOWER VILLAGE, con't.

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CB	HOWALT	Wild Rose Lane		Lot		Nearly level and wooded lot & meadow on this lot	\$88,500
Pinnacle	BARRON	Yellow Lupin, Lot 59		Lot		Great home site with all utilities stubbed to the lot	\$99,000
Pinnacle	BARRON	Yellow Lupin, Lot 58		Lot		Great home site with all utilities stubbed to the lot	\$99,000
Pinnacle	KIMURA	Wild Rose, Ph. 5, Lot 6		Lot		This .6 acre lot is fairly level, backs designated open space	\$110,000 P
CB	PERRY	39839 Mountain Heather Ln		Lot		Great value in phase 5, all underground utilities	\$116,900 R
GU	VANDERLINDEN	25 Foxglove Ln		Lot		Lovely .45 acre lot sits in the back of a private cul-de-sac	\$129,000
Pinnacle	ANDERS	Sierra Violet Ln, Lot 4		Lot		.63 acre premium corner lot is perfectly situated	\$139,900
Pinnacle	ELLENBERGER	Leopard Lily, Lot 14		Lot		Amazing VIEW lot located on a quiet cul de sac, just bring your plans	\$150,000
CB	JONES	Fawn Lily Ln, Lot 44		Lot		Large, .63 acre lot has great access and backs undeveloped open space	\$169,000
GU	FALLS	Mountain Heather Ln, Lot 35		Lot		Nice view lot with gently sloping terrain	\$185,000
Pinnacle	Littleridge Ptnrs	Mountain Heather (not wildflower lot)				Rare 3.2 acre parcel with paved county road access	\$199,000
Pinnacle	DAVIS	Mountain Heather Ln, Lot 34		Lot		Lot located on a cul-de-sac, has great views	\$239,000
CB	WALTON	40300 Mariposa Lilly Ln	3	2	2471	Cabin sits in a cul-de-sac, has a seasonal creek, large dining area	\$535,000
Pinnacle	HUNGER	40323 Mariposa Lilly Ln	4	3.5	2637	Custom built in 2012 by Rob Hunter, home includes all the extras	\$595,000
CB	GALATS	40236 Snow Flower Ln	3	3	2400	Nice single level cabin with large bonus room, located in a cul-de-sac	\$599,000
Pinnacle	FREELAND	40745 Leopard Lilly Ln	4	3.5	2255	Luxurious mountain home with open floor plan, custom cabinetry, and a loft	\$635,000
Pinnacle	MILE HIGH CH	40621 Wild Iris Ln	4	5	2889	Beautiful custom view home with valley views	\$650,000

PINE RIDGE

GU	ADAMS	34083 Natoma Rd		Lot		Nice lot that backs U.S. Forestry land, with a nice view	\$22,500
Pinnacle	LAUTZ	33976 Shaver Springs Rd		Lot		Lot backs open space, nice buildable lot that is priced to sell	\$25,000
GU	HINTERGARD	34182 Natoma Rd		Lot		Beautiful elevated corner lot in Shaver Springs	\$28,000
LP	STOWELL	Sugarloaf Rd		Lot		Tree lined lot has nice sunset views and rolling to flat terrain	\$29,900
GU	COX	41727 Chipmunk Ln		Lot		Great location with cooler summers, community pond and picnic area	\$40,000
LP	FRAZER	Shaver Springs		Lot		Nearly 5 acre lot behind Shaver Springs subdivision	\$45,000
OB	ARAMBULA	Peterson Rd		Lot		Amazing views with a seasonal creek, on 2.29 acres	\$50,000
GU	SANDERS	Sugarloaf Rd		Lot		4+ acre lot at 4700 elevation, roughed in driveway, and small pad	\$59,000
Pinnacle	OWENS	Tollhouse Rd		Lot		Good building site on 5.59 acres, outstanding view, power to the road	\$60,000
Pinnacle	BROWN	Peterson Road		Lot		Very private, 11.5 acre lot with a great view	\$62,500
GU	HENDRIX	Cressman Rd		Lot		Vacant 5 acre parcel located on Lower Cressmans Road	\$75,000
CB	LAMBRECHT	Lower Cressman Rd		Lot		Perfect get away on 14.85 acres bordering national forest	\$75,000
C21	PETTITT	Peterson Road		Lot		80 acres, private and secluded	\$118,500 P
CB	SMITH	Rocky Springs Rd		Lot		10 acre parcel on this private lot back off of Peterson Road	\$120,000
GU	GOBEL	Auberry Rd		Lot		15 total acres, nice views at 4000 ft elevation, power to the property	\$129,000
LP	KAYSER	38541 Peterson Rd		Lot		40 acres with a pond at 4000 ft. elevation, includes an apple orchard	\$214,000
LP	LEE	40057 Beal Fire Rd		Lot		Two or three building sites on this amazing 14.3 acre property with views	\$270,000
CB	MELIKA	Auberry Rd		Lot		Rare 27.9 acre parcel has amazing views, gated private road, and a well	\$300,000
GU	JEFFRIES	41865 Merriman Ln	2	1	1080	Charming Meadow Lake cabin built in 1975, home shaped like a boat	\$159,900
LP	MILLER	36696 Peterson Rd	2	2	1150	Paved access, oversized screen porch, 2 sheds, and nice deck	\$160,000
OB	BURNHAM	34125 Elk Ln	3	2	1568	Lovely 2 story home with newer roof, koi pond, and huge back yard	\$179,000 P
OB	Bank Owned	33973 Shaver Springs Rd	3	2	1560	Nice open floor plan with granite counter-tops, fresh paint, and new flooring	\$197,500 P

Key:

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

PINE RIDGE, con't.

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GU	MATHIS	33891 Shaver Springs Rd	3	2	1428	Move-in ready home with a covered porch, screened in patio, nice floor plan	\$219,000
Pinnacle	WEAVER	41660 Merriman Ln	3	1	1337	Custom wood cabin featured hardwood floors, large deck, and a spa	\$230,000
GU	RAY	34145 Natoma Rd	3	2	1692	Stylish home, new exterior paint, updated kitchen, and large workshop	\$235,000
LP	LEE	40057 Beal Fire Rd	1	1	625	Gorgeous views of the valley lights, and many new features	\$249,000
GU	SORENSEN	42045 Auberry Rd	3	2	1618	Nice tranquil setting in this 1992 home with a covered porch, green house	\$249,950 P
Pinnacle	COBB	36199 Cressman Rd	2	2	1377	Nice view, includes an upstairs loft, large deck, all on 17.72 acres	\$298,500 N
GU	DENNIS	33952 Tocaloma Rd	3	3	2546	Home has lg. living room, wet bar, mother-in-law suite, & nice master bedroom	\$299,000 P
Pinnacle	SANDERS	34831 Auberry Rd	4	2	1600	Incredible view, amazing 44 acre parcel with seasonal pond	\$314,900 R
CB	LOCKARD	45025 Auberry Rd	3	1.75	1485	Amazing views in the nice home with large Trex deck, detached garage	\$319,900
GU	MCLAREN	42234 Manley Ave	3	3	2560	Located in Mile High, large split level home on corner lot	\$325,000 N
GU	GRAY	36714 Peterson Rd	4	2	1788	Rare find in this nice home on nearly 5 acres, recently upgraded	\$329,000
LP	MORGAN	42075 Acorn Rd	3	2	2963	Enjoy privacy in this custom home with outstanding views!	\$369,000
GU	CARDOZA	34701 Rockview Ln	3	2	2200	Located about one mile past Shaver Springs, nice home above the fog	\$375,000 P
OB	BARTLETT	41984 Radio Ln	3	4	3000	Modern design located on 72 acres, nice valley view, great redwood deck	\$699,000
LP	RECKAS	39885 Auberry Rd	4	3	3238	Custom build on 23 acres, amazing views, game room, indoor pool	\$839,000 N
OB	ORTENZIO	36322 Tollhouse Rd	6	4.5	8500	One of a kind luxury home on 25 acres with amazing grounds	\$1,397,000

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>
Pinnacle	PROVENCE	40885 Shaver Forest Rd			Com'l lot	C-1 property has all utilities stubbed to it and is highly visable from Hwy 168	\$99,000 P
GU	VON BEVEFOERDE	41930 Buckeye Ln			Com'l	Large 1328 sq. ft. retail area with a live in apartment	\$375,000
Pinnacle	TOLLDINK	41359 Tollhouse Rd			Com'l	1/3 acre parcel on Hwy 168 and Dinkey Creek Rd, includes a sq. block building	\$425,000
Pinnacle	DICK	41738 Tollhouse Rd			Com'l	Includes the Deli building, Tackle Shop building, and 4 one bedroom apmts.	\$675,000

HUNTINGTON LAKE AREA PROPERTIES

HUNTINGTON LAKE CONDO'S - Community 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>
CB	KUKLINSKI	62723 Huntington Vista Ln	2	2	1370	Enjoy the HOA amenities: pool, Jacuzzi, sauna, and tennis courts in this condo	\$249,000 P
CB	RAWSON	62792 Sunny Vista Ln #32	2	2	1364	Very desirable corner condo with great views and a large deck	\$265,000
GU	FOURCHY	62788 Sunny Vista Ln #31	2	2	1396	Nice private location with beautiful views and great parking	\$279,000
GU	FOURCHY	62788 Sunny Vista Ln #30	2	2	1396	Well maintained end unit has a large deck, beautiful view	\$309,000
CB	GLADDING	62774 Ski View Ln #100	2	2	1360	End unit that is well maintained, and located on a quiet cul-de-sac	\$315,000
CB	FRIESEN	62725 Sunny Vista	2	2	1360	Furnished end unit has a large deck and short walk to the lake	\$349,000

HUNTINGTON LAKE CONDO'S, con't.

CB	WOODY	63187 Huntington Vista#76	3	3	1520	Private, updated condo with unobstructed, unparalleled views of the lake	\$449,000
CB	HUCKABY	63213 Huntington Vista#79	2	2	1364	Special upgraded condo that also includes a large sleeping loft	\$459,999
CB	KLEPPER	62776 Ski View Ln #99	3	3	1678	Well maintained condo has two decks, comes partially furnished	\$480,000
CB	SIBBACH	63165 Huntington Vista#71	3	3	1900	Great lake and mountain views, spacious and completely furnished	\$485,000 N
CB	YRACEBURU	63145 Huntington Vista #673	3	3	1900	Luxurious, spacious, and meticulously maintained three story condo	\$498,000
CB	WISE	63167 Huntington Vista#72	3	3	1520	Spectacular, updated, end unit with a lake view, sold completely furnished	\$610,000

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	WALTER	4 Old College Tract #4		Lot		Rare opportunity to own a lot in Huntington, winter accessible	\$250,000
CB		79 Shady Ln	2	1	760	Cute, secluded cabin in walking distance to the lake	\$162,000
OB		58919 Dowville Ln #91	2	2	1100	Cabin sits on the top of a knoll with a large sun deck, and has amazing views	\$335,000
Pinnacle		62040 Whispering Pines #5	3	2	1300	Wonderful cabin within walking distance to Lakeshore Resort, year round access	\$425,000
Pinnacle		62545 Ollie Ln	3	3	2400	Beautiful cabin with a large loft, nice deck, and fabulous master bedroom	\$999,000

CAMP SIERRA–BIG CREEK

CB		5 Huntington Lake Rd	1	1	800	Cute little cabin across from the power plant, has a newer roof, pellet stove	\$79,000
GU		52267 Camp Sierra Rd	1	1	500	Cozy cabin w/ a large deck, sleeping loft, and year round access in Camp Sierra	\$110,000
GU		52347 Elder Rd #56	3	1	1260	Gem in Camp Sierra, recently updated, includes a basement and spa	\$159,000
Pinnacle	GREGORY	20 Redden Rd 2	2	2	1300	Charming cabin close to the swimming hole & waterfall, nice new master bdrm!	\$169,000
OB		52236 Nibblock Ln #69	2	1.5	1760	Family friendly cabin with large screened porch, sold as is with furniture	\$250,000

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	\$49,999
OB	DILLARD	55666 Cordwood Rd		Lot		Build your dream home on this great corner lot!	\$70,000 P
CB	BOCHE	55547 Flintridge Dr.		Lot		Mostly level lot makes it very desirable and easily buildable	\$110,000
CB	LEA			Lot		Rare opportunity to own 14.33 acres, could be split into smaller parcels	\$399,000
OB	RESSO	55585 Flintridge Dr.	3	3	2884	Tyrolean–style, handcrafted Engleman Spruce log home includes all the extras	\$675,000

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

CB		60659 Grouse Ln #12	2	2	1000	Well maintained and furnished USFS cabin has a newer deck, nice level access	\$245,000 N
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