

PINNACLE

R E A L E S T A T E

MOUNTAIN MULTIPLE LISTING

July 11, 2021

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

Office	Owner	Address	Bd.	Bth.	Sq.Ft.	Description	Price
Pinnacle	AVEDIKIAN	44455 Hillcrest Ave	4	3.5	2700	Amazing rare find at the point with huge lake view, and a boat slip	\$2,700,000

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

OB	PETERSON	41856 Elderberry Rd	1	2	1296	Fully furnished cozy cabin with new decking, roof, and windows	\$359,000 P
SC	DIBBLE	41550 Harmony Ln	2	1	1454	Rustic cabin on a great lot has upgraded kitchen and living room	\$479,000
Pinnacle	LOPEZ	41787 Tollhouse Rd	4	3	2175	Completely remodeled cabin has a large game room, a loft, great rental	\$650,000
OB	FULBRIGHT	42025 Dorabella Rd	4	3	2139	Exceptional cabin on a corner lot includes a game room, covered deck	\$840,000

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

OB	LEA	42242 Limber Ln	3	2	1440	Walking distance to town, this cabin has been updated in the mid 90s	\$499,999 N
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ROCK HAVEN - Gated Community

KW		42825 Hwy 168	5	3	3999	Exclusive gated community, this home has a chef's kitchen, large deck	\$2,800,000
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MUSICK CREEK - Indian Rock Area - approximately 1 / 4-2 / 3 acre lots - Community water - county sewer

SC	DOUGLASS	41527 Sunset Rock Rd	2	1.5	920	Quaint rustic cabin on a nice level lot that backs the waterfall on Musick Creek	\$389,000 P
OB	JIMENEZ	41430 Indian Rock Rd	2	1	750	Completely remodeled cabin from top to bottom within walking distance to town	\$449,900 N

MUSICK MEADOWS

DINKEY/DINKEY LAKES- COURTRIGHT - PROVIDENCE - EXCHQR HTS - approximately 1/2 hour from Shaver

BR	SIMMS	Helms Circle, Lot 71			Lot	Lot located at Courtright Lake, take your trailer or build a cabin	\$80,000
GU		54695 Dinkey Creek Rd	1	1	532	Truly a cabin in the woods, and close to Dinkey Creek	\$175,000
GU		54856 Dinkey Creek Rd	2	1	889	Well-maintained cabin with large deck, spacious sleeping loft	\$215,000
KW	PFAHLER	52180 Chahlip Ln	5	3	3587	Beautiful home with great views, amazing deck, and close to Dinkey Creek	\$1,200,000

SILVERTIP VILLAGE - County water & sewer

KW	BURGESS	40749 Silvertip Ln	3	2	1319	Townhome has a large wrap around patio, and it's sold completely furnished	\$545,000 P
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MUSICK RIDGE – approximately ¼ acre lots – County water & sewer

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>
KW	JOHNSON	40870 Village Pass Rd	4	3	2035	Looks like a model home, this year round townhome could be a great rental	\$595,000 P
GU	DERRYBERRY	40866 Village Pass Rd	6	4	2699	Well established rental property, it includes a game room, large master suite	\$634,000 P

SHAVER WOODS CONDOMINIUMS – County water & sewer

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

SC	EVANS	42704 Granite Circle Ln				Lot	Nice level building site and at the end of a cul-de-sac	\$229,000 P
Pinnacle	JACOBSEN	41687 Granite Ridge Rd	3	2.5	2375		Lovely home on a beautiful wooded lot	\$799,000 P
GU	SINGH	42453 Pinnacle Ln	6	6	5400		No detail spared in this amazing home in prestigious Granite Ridge	\$3,999,999

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

OB	Timber Ridge LLC	41715 Timber Ridge, Lot #2				Lot	Gently sloping downhill topography, all utilities at lot corner	\$110,000
Pinnacle	WILLIAMSON	Timber Ridge, Lot #22				Lot	Beautiful wooded lot in Timber Ridge, has a potential private home site	\$119,900
Pinnacle	BIG CREEK Sc	Timber Ridge Lot #7				Lot	Gently sloping lot with mature pine and cedar trees	\$120,000
SC	GUISTI	Timber Ridge Lot #16				Lot	Beautiful ½ acre lot, all utilities are underground, and driveway is cut in	\$125,000
OB	COX	41609 Timber Ridge				Lot	Seasonal creek in the back of lot provides a green belt behind the property	\$175,000
KW	ALLEN	41876 Timber View	3	2.5	2209		Nice log-sided cabin has an open kitchen and large deck	\$825,000 P

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

GU	HICKMAN	42307 Rock Ledge Rd	3	1.5	1280		Tastefully finished with natural wood, colorful kitchen, and borders forest	\$519,000 R
GU	WRIGHT	42170 Rock Ledge Rd	2	2	1200		Turn key cabin and recently remodeled, includes a small garage	\$549,000 P
SC	MOCKBEE	41831 Saddleback Rd	3	2	1468		Includes some recent upgrades to kitchen and baths, also has a 2 car garage	\$575,000 P
KW	HALSEY	41934 Saddleback Rd	3	2.5	1400		Tucked in the pines, charming cabin waiting for a new owner	\$625,000
OB	BRAR	42308 Rock Ledge Rd	4	3	2890		Large home includes recently updated kitchen and bathrooms	\$695,000 P
GU	ABU-HAMZY	42285 Hanging Branch Rd	5	3	2800		Remodeled in the early 2000's, this large home has vaulted ceilings	\$749,000

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

OB	BWI	42506 Opal Ln, #68				Lot	Nice lots close to the village, ready to build your dream home	\$105,000
OB	BWI	42568 Opal Ln, #67				Lot	Nice lots close to the village, ready to build your dream home	\$105,000
OB	BWI	42431 Opal Ln, #62				Lot	Nice lots close to the village, ready to build your dream home	\$130,000 P
OB	BWI	42101 Tourmaline Ln, #79				Lot	Nice lots close to the village, ready to build your dream home	\$135,000
OB	BWI	42473 Opal Ln, #61				Lot	Nice lots close to the village, ready to build your dream home	\$135,000
OB	BWI	41959 Rhinestone Ln, #1				Lot	Nice lots close to the village, ready to build your dream home	\$145,000
OB	BWI	42456 Opal Ln, #69				Lot	Nice lots close to the village, ready to build your dream home	\$145,000
OB	BWI	42351 Tourmaline Ln, #84				Lot	Nice lots close to the village, ready to build your dream home	\$150,000
OB	BWI	42036 Tourmaline Ln, #103				Lot	Nice lots close to the village, ready to build your dream home	\$150,000

QUARTZ MOUNTAIN, con't.

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OB	BWI	42258 Opal Ln, #73		Lot		Nice lots close to the village, ready to build your dream home	\$150,000
OB	BWI	42208 Opal Ln, #74		Lot		Nice lots close to the village, ready to build your dream home	\$150,000
OB	BWI	42084 Tourmaline Ln, #102		Lot		Nice lots close to the village, ready to build your dream home	\$150,000
OB	BWI	42302 Opal Ln, #72		Lot		Nice lots close to the village, ready to build your dream home	\$150,000
OB	BWI	42108 Tourmaline Ln, #101		Lot		Nice lots close to the village, ready to build your dream home	\$155,000 P
OB	BWI	42311 Opal Ln, #59		Lot		Nice lots close to the village, ready to build your dream home	\$155,000
OB	BWI	42473 Opal Ln, #63		Lot		Nice lots close to the village, ready to build your dream home	\$155,000
OB	BWI	42203 Tourmaline Ln, #81		Lot		Nice lots close to the village, ready to build your dream home	\$155,000
OB	BWI	42277 Opal Ln, #58		Lot		Nice lots close to the village, ready to build your dream home	\$155,000
OB	BWI	42251 Tourmaline Ln, #82		Lot		Nice lots close to the village, ready to build your dream home	\$155,000
OB	BWI	42782 Garnet Ln, #38		Lot		Nice lots close to the village, ready to build your dream home	\$160,000
OB	BWI	42144 Tourmaline Ln, #100		Lot		Nice lots close to the village, ready to build your dream home	\$160,000
OB	BWI	42137 Tourmaline Ln, #80		Lot		Nice lots close to the village, ready to build your dream home	\$160,000
OB	BWI	43327 Garnet Ln, #32		Lot		Nice lots close to the village, ready to build your dream home	\$160,000
OB	BWI	42884 Garnet Ln, #37		Lot		Nice lots close to the village, ready to build your dream home	\$160,000
OB	BWI	42352 Opal Ln, #71		Lot		Nice lots close to the village, ready to build your dream home	\$160,000
OB	BWI	43006 Garnet Ln, #36		Lot		Nice lots close to the village, ready to build your dream home	\$162,000
OB	BWI	42436 Garnet Ln, #48		Lot		Nice lots close to the village, ready to build your dream home	\$162,000
OB	BWI	42351 Opal Ln, #60		Lot		Nice lots close to the village, ready to build your dream home	\$165,000
OB	BWI	42243 Opal Ln, #57		Lot		Nice lots close to the village, ready to build your dream home	\$165,000
OB	HESKETT	42596 Garnet Ln	3	2.5	2540	Beautiful single story home that includes a bonus/game room	\$899,900 P

BRETZ MOUNTAIN TOWNHOMES

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

Pinnacle	MARTINEZ	42369 Cook Cabin Ln		Lot		Beautiful wooded lot located in a cul-de-sac behind the gates	\$125,000
OB	V19 Investments	42953 Majestic Ln		Lot		(Not Bretz Mtn. Lot): This 171 acre retreat property includes amazing views	\$995,000 P
KW	LENTO	42401 Canyon Vista Ln	4	3	3532	Luxurious living in the majestic home behind the gates at Bretz Mountain	\$1,910,000
OB	BAKKE	42539 Canyon Vista Ln	4	4	3982	Modern luxury home has breathtaking views, all the extras	\$2,300,000
KW	NESBIT	42387 Canyon Vista Ln	4	3	4036	Expansive views, high end interiors, and all the extras one could ask for	\$2,800,000 N
Pinnacle	RIDENOUR	42555 Bretz Point Ln	6	6	7000	Extraordinary estate with 360 degree views and amazingly beautiful extras	\$2,995,000 P

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

OB		39620 Sunrock Rd		Lot		Wooded lot, all school fees are prepaid and garbage service is included	\$83,200
OB		39648 Sunrock Rd		Lot		Lovely, private, level lot with easy access and flat building site	\$93,600
OB		39579 Sunrock Rd		Lot		Very nice parcel in a new subdivision, close to the Village	\$95,700
OB		39565 Sunrock Rd		Lot		Beautiful alpine lot with the possibility of a nice view	\$95,700
OB		39506 Sunrock Rd		Lot		Unobstructed long distance view to the valley floor	\$150,800 P
OB		39478 Sunrock Rd		Lot		Million dollar view, gorgeous lot waiting for your dream home	\$156,000 P

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

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SC	DEROME	39585 Musick Falls Rd	3	2	1858	Single story cabin includes an open great room, concrete patio area	\$699,000
OB	BEARD	39662 Crest Point Ln	4	4	2521	Stunning Tudor home with soaring ceilings, and fantastic views	\$916,000

BRETZ MILL CONDOMINIUMS – County water & sewer

OCKENDEN RANCH – approximately ¼ acre lots– County water & sewer

KW	OLSON	40865 Cold Springs Ln		Lot		Great location, and the cabin next door is also for sale	\$94,500
SC	JACKSON	40868 Cold Springs Ln	4	1.75	1864	Home includes a large game room, could have great rental potential	\$558,000 P
SC	KING	41145 Woodridge Ln	3	2	1514	Charming turn key cabin that was recently remodeled, vaulted ceilings	\$599,900 P
Pinnacle	BYRD	40964 Cold Springs Ln	3	2	1363	Awesome single story gem built in 2005 has a nice oversized garage	\$615,000 P
Pinnacle	SMITH	40975 Cold Springs Ln	3	2	1744	Lovely single story home has knotty pine vaulted ceilings, updated kitchen	\$665,000
GU	BALLENGER	41071 Windwood Rd	4	4	3200	Magnificent mountain home includes a large game room and a 1000+sf deck	\$999,000

WOODY LANE – County water – private septic

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

Pinnacle	MOZZETTI	39707 Crystal Creek Ln	3	2	1397	Cute mountain home with detached garage plus a large shop	\$699,900 P
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APPLERIDGE/MEADOWRIDGE – approximately 1–2 acre lots – County water – private septic

LITTLERIDGE – approximately ½ acre lots – County water & sewer

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

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

Pinnacle	ACKERMAN	39660 Woodland Rd		Lot		Own 5.11 acres has outstanding views, building pad...burned by Creek Fire	\$150,000 N
OB	WILLIAMS	Solitude Ln		Lot		Private, beautiful lot in Dogwood Mountain	\$220,000
KW	TREADWELL	38134 Applewine Ln	3	2	2432	Home on nearly 5 acres, includes a bonus room, pond, and large deck	\$725,000

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

OB	ERICKSON	Woodland Rd		Lot		23.5 acres just a half mile off of 168 on a year round accessible road	\$349,595 P
OB	GIST	40836 Woodland Rd		Lot		10 acre lot includes a private gate, blacktop driveway, and creek access	\$350,000

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

OB	BUCHANAN	24 Mariposa Lily		Lot		This lot backs up to large acreage properties, driveway roughed-in	\$60,000
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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>
Pinnacle	DIXON	Wild Iris				Gently sloping lot located in the back of Wildflower Village	\$69,000
RM	LOWERY	Mariposa Lily, Lot 20				Great lot for a great price	\$75,000
Pinnacle	BARRON	Yellow Lupin, Lot 58				Great home site with all utilities stubbed to the lot	\$79,000
Pinnacle	CALDWELL	40647 Wild Rose Ln				Nice corner lot ready for your house plans	\$110,000
Pinnacle	PADRON	40496 Wild Rose Ln				Lot backs acres of open space, and right next to a seasonal creed	\$139,000
OB	BRISENDINE	40650 Wild Iris Ln				Great lot at the back of the subdivision with views	\$145,000
OB	WHITFIELD	40686 Leopard Lily Ln				Spacious .71 acre lot sits on a cul-de-sac at the top of a hill	\$145,000
GU	VIGIL	40322 Mariposa Lily Ln	4	4	3249	Stunning home has 2 master suites, has a seasonal creek, and a jetted tub	\$1,150,000

PINE RIDGE

Pinnacle	HINTERGARD	34182 Natoma Rd				Nice corner lot in Shaver Springs, priced to sell	\$19,900
OB	ROGERS	42056 Bald Mountain Rd				2.3 acres in Mile High Subdivision, house was destroyed in the Creek fire	\$45,000 P
OB	LIVINGSTON	Providence Creek Rd				Accessed from Dinkey Creek Road, this is nearly a 5 acre parcel	\$45,000 P
OB	ARAMBULA	35185 Peterson Rd				Amazing views with a seasonal creek, all in a private setting	\$49,900
GU	SOTELO	Pinecone Ln				4.2 acres of usable land near Meadow Lakes, property burned in Creek Fire	\$69,000 N
OB	PGE	36599 Peterson Rd				Nearly 5 acres, property has a well permit filed	\$79,000
OB	DESANTIS	Auberry Rd				5 acre lot has a fairly new well with great building sites	\$99,000
GU	LOPES	Peterson Rd				Over 10 acres of property, recently damaged by creek fire	\$99,000
GU	JONAS	38283 Upper Cressman Rd				All usable 10 acres, property burned by the creek fire	\$99,000 P
OB	PETTITT	Peterson Road				80 acres, private and secluded	\$118,500 P
SC	BELL	36324 Pine Ridge Ln				4 acres elevated above the highway with great valley view	\$119,000 P
BR		40561 Acorn Rd				Lot has a well, and power is nearby	\$120,000
BR	WRIGHT	40563 Acorn Rd				Lot includes a well, water tank, septic, and great views	\$130,000
OB	DESANTIS	Auberry				40 acres near Acorn road	\$144,950
GU	CARPENTER	35035 Peterson Rd				Over 12 acres with well, septic, and power, only ¼ mile from Tollhouse Rd	\$145,000
OB	BOGLE	40709 Acorn Rd				Wonderful 15 acres that has already been separated into 3 different parcels	\$189,000
SC	JOHNSON	36889 Peterson Rd				Gorgeous landscaping, year round creek, and many outbuildings	\$249,000
GU	CARLSON	44678 Auberry Rd				Amazing city light views, property had 3 homes burn in the Creek Fire	\$250,000
OB		41770 Meadow Ln	1	1	908	Charming cabin with a guest house has a large great room	\$180,000 P
GU	SCHREDNITZ	41467 Acorn Rd	2	1	1080	Adorable upgraded and furnished cabin includes tack room, shop	\$185,000 P
GU	NELSON	41850 Corlew Ln	2	1	1141	Adorable cabin in Meadow Lakes, includes 2 adjoining parcels	\$269,000
GU	CROSS	34065 Shaver Springs Rd	4	2.5	1939	Home includes a nice large deck, big master bedroom and living room	\$279,000
Pinnacle	TELEGAN	41467 Acorn Rd	2	1	1100	Meticulously maintained cabin on over an acre, could be turned into a 3 bedroom	\$295,500 R
OB	ORNELAS	33412 Linson Rd	3	1.5	1794	Two story home on 4.6 acres of open land	\$299,000 P
GU	BROWN	41660 Merriman Ln	3	2	1337	Nicely updated home includes a wrap around deck, 1 car garage	\$325,000 P
GU	YAGER	33899 Tocaloma Rd	3	1.75	1265	Adorable home in Shaver Springs offers great views, large garage	\$329,000 P
GU	DEDMON	41105 Auberry Rd	3	2	1661	Amazing sunsets from this home built in 1995, great reverse floor plan	\$349,000 P
GU	JOHNSON	41635 Alva Snow Ln	3	2	1800	Best location in Meadow Lakes, has a pond and meadow view	\$367,000
GU	HILL	39815 Auberry Rd	3	2.75	1612	Nearly 7 acres, home and a shop, oversized garage and a greenhouse	\$385,000 P
GU	YATES	34133 Natoma Rd	3	2.5	2628	Large home with spacious master m=bath, vaulted ceilings	\$398,000 P

PINE RIDGE, 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>
GU	MORAN	34071 Natoma Rd	3	2	2212	Home includes a spacious kitchen, large master bedroom, nice views	\$399,900
KW	LASHBROOK	41120 Acorn Rd	3	2	2031	Nice ranch home with paved road access, and large bedrooms	\$455,000
RM	NASER	42736 Sharin Woods Rd	3	4	3556	Rare find with this large family home, includes a loft, amazing views	\$858,000

COMMERCIAL/BUSINESS OPPORTUNITIES

Pinnacle	BLUE	42136 Tollhouse Rd	Com'l	3937	Charming building remodeled in 2012 across the street from Ken's Market	\$1,055,000
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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>
GU	FAIRBANK	62723 Huntington Vista	2	2	1372	Condo has a large deck, nice level access, newly updated kitchen	\$275,000 P
Pinnacle	COSTA	62772 Ski View Ln #101	2	1.75	1372	Nicely appointed condo is well maintained and being sold completely furnished	\$289,000
OB	CARTER	62705 Huntington Vista#1152	2		1372	Stunning, completely upgraded condo that is an end unit	\$349,000
RM	WIGGINS	62896 Huntington Vista#34	2	2	1396	Nicely upgraded condo that has never been a rental	\$349,500
RM	DURBIN	63211 Huntington Vista#78	2	2	1364	Well kept and furnished condo also includes a loft, great views	\$369,000 P
RM	JOHNSON	63229 Huntington Vista #87	2		1364	Beautifully upgraded and furnished condo with a loft	\$375,000
RM	DOMPE	63141 Huntington Vista Rd.	3	2.75	1520	Lovely, large condo is sold furnished and sleeps 8 comfortably	\$445,000
RM	SIBBACH	63165 Huntington Vista #71	3		1900	Nice lake and mountain views and it comes completely furnished	\$449,000
RM	OGORSOLKA	62659 Hidden Springs #7	3	3	1673	Many recent upgrades, top of the line appliances, and new flooring	\$495,000
RM	PATRICIO	62681 Huntington Vista#1113	3		1678	Updated condo with a large private deck	\$525,000
RM	KREYENHAGEN	63231 Huntington Vista#88	3	3	1757	Private, corner condo with extended deck and updated appliances	\$540,000

HUNTINGTON LAKE CABINS - Community water - private septic

RM		60488 Blueberry Ln #55	2	1	1000	Well maintained cabin with an upstairs sleeping loft	\$150,000 P
RM		58496 Pine Tree Ln #61	3	2	1200	Nice 2 story cabin in Dowville has an updated kitchen	\$349,500 P
RM		58380 Huntington Lake Rd	2	2	1300	In the Dowville East Tract, home has views of the lake and sold furnished	\$490,000

REGATTA VISTA - HUNTINGTON LAKE- Community water & sewer

GU	MCLAUGHLIN	57380 Hwy. 168	3	2.5	1766	Newer log cabin built in 2005, has a covered deck, gourmet kitchen	\$495,000
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CAMP SIERRA-BIG CREEK

GU		51823 Camp Sierra Rd	2	1.5	730	Newer roof, free standing wood stove, and only 6 miles from Shaver Lake	\$239,000
OB	HLC 29	62786 Sunny Vista Ln, #29	2	2	1396	Year round accessibility in this nice end unit that has some upgrades	\$295,000
OB		5503 Point Rd	3	4	3329	Investment building, residence, and land in this commercial property	\$475,000 N

TAMARACK ESTATES-miscellaneous sized lots - County water & sewer

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