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#3 9885 Pinnacles Road Silver Star V1B 3M1 Price: **\$314,900**
 MLS® #: **9227444** Status: **Active** PID: **028-201-574** ADOM: **530**
 Division: **North Okanagan** Sub-Area: **SS - Silver Star**



<u>General Information</u>		<u>Layout</u>		<u>Finished Floor Area</u>	
Prop Type:	Strata	Beds:	2	Main:	1023
Type Dwell:	Apartment	Full Baths:	2	Above Main:	
Style/Story:	One and a half	Half Baths:	0	Below Main:	
Year Built:	1987	En Suite:	3-PCE	Basement:	
Yr Blt Dsc:	Substantially Renovated	Ttl Baths:	2	Total:	1023
Grg Opt:		<u>Lot Information</u>		<u>Parking</u>	
Grg Dsc:		Frontage:	287.38	Prk Cov:	0
Carport:		Depth:	181.69	Prk Uncov:	1
Shop:	No	Irregular:	Yes	Add Prk:	Yes
		Acres:	1.20	RV Park:	No
		Wtr Frnt:	0		
		Wtr Infl:			
		View:	Mountain View, View		

Rentals:	With Restrictions	B&B:	No	Pets:	W/RE
Water:	Municipal	Fuel:	Electricity	Sewage:	Sewer
Fireplace:	1	Bsmnt:			
Construct:	Frame - Wood	Roof:	Metal		
Foundation:	Concrete	Suites Dsc:			
Exterior Fin:	Other (See Remarks), Wood Siding	Heat/Cool:	Electric Baseboards		
Equip/App'l:	Microwave Oven, Refrigerator, Stove - Electric, Window Coverings				
Flooring:	Partial Carpet, Floor Vinyl				
Structures:	Deck, Shed				
Site Infl:	Central Location, Cul-De-Sac, Family Oriented, Recreational, Recreation Nearby, Ski Area Nearby				

Rooms

Room	Level	Dimensions	Room	Level	Dimensions	Room	Level	Dimensions
Living Room	L1	12X10	Dining Room	L1	13X10	Kitchen	L1	9X8
Master Bedroom	L2	10X9	Bedroom	L2	9X9	Ensuite - Full	L1	5X7
Bathroom - Full	L1	4X5	Loft	L3	9X7			

Finance/Tax

Native Res:	No	LR Owner:	No	Taxes:	\$2,930.00	Tax Yr:	2010
Title Held:	Freehold	Terms Sale:		Court Sale:	No		
Trades:							
Legal Dsc:	Strata Lot 9, District Lot 1355, ODYD, KAS3783						

Strata

Complex:	Pinnacles	Laundry:	Shared	Units in Prj:	19
Gated :	No	By Laws Av:	Yes	Units in Bld:	19
Age Restr:	No	Stalls:		Stry in Bld:	5
Strata Fees:	\$422.64	Type:	CP - Assigned by Strata	Stry in Unt:	3
Fee Incl:	Contingency Reserve, Insurance, Landscaping, Maintenance Cable TV, Management, Road Maintenance, Snow Removal, Trash Removal				
Amenities:	Bar-B-Que Allowed, Club House / Rec Centre, Private Entry, Storage Area				

Remarks

Pub Rmks: **The Pinnacles at Silver Star. First time offered and now selling, conventional strata ownership of the main Pinnacles building. Fabulous location & amenities. Proven rental income, unlimited personal use. Complete info at Pinnacles web site**