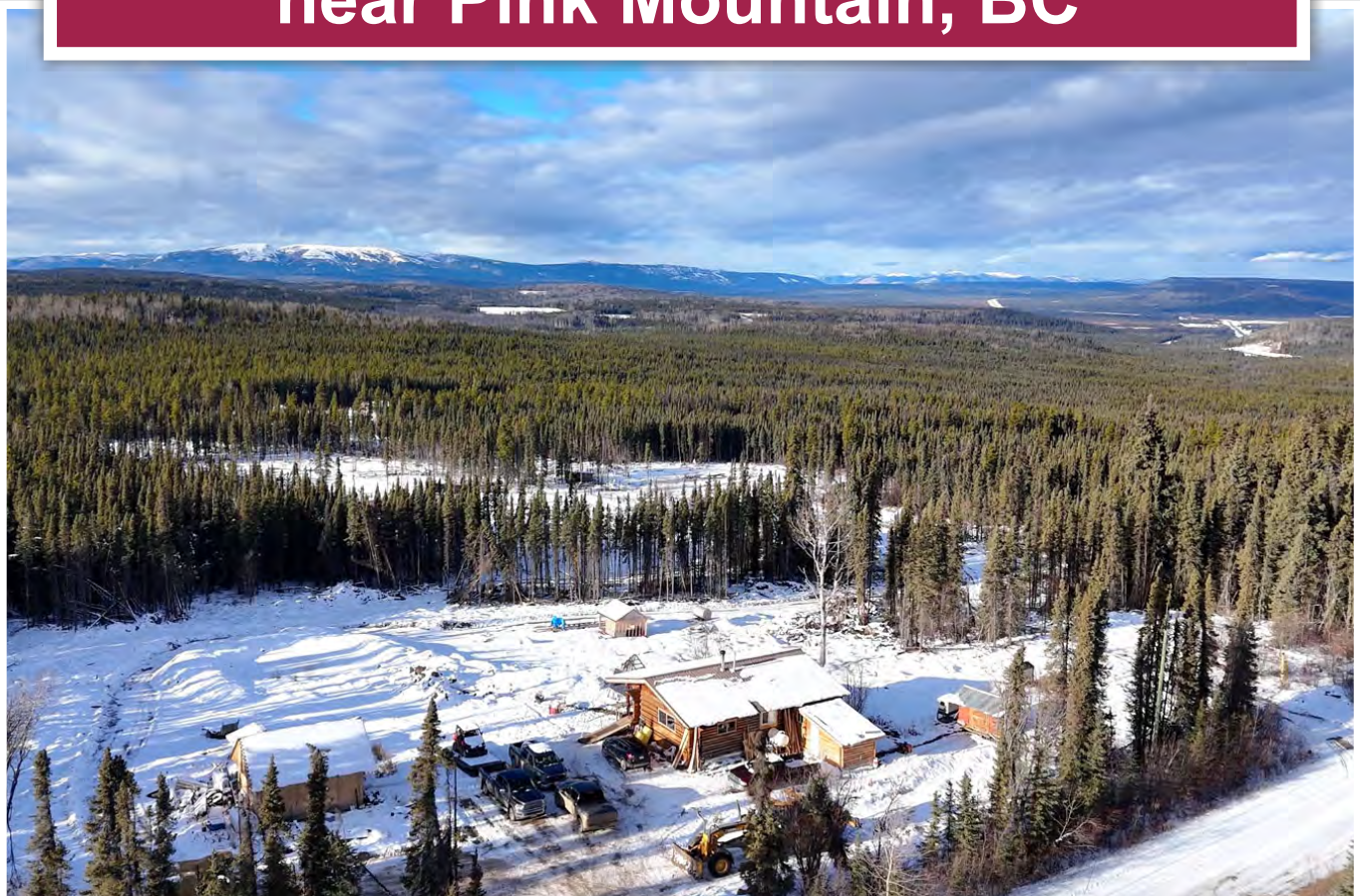




**16.76-Acre Retreat with Log Home
near Pink Mountain, BC**



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Serene 16.76-Acre Wilderness Retreat with Log Home near Pink Mountain, BC

PROPERTY DETAILS

Listing Number:	24268
Price:	\$299,000
Taxes (2024):	\$920
Size:	16.76 acres
Zoning:	R-3

DESCRIPTION

Discover 16.76 acres of pristine nature near Pink Mountain, BC! This unique property offers two titles and a recently renovated log home. Inside, the large, cozy living room features a woodstove, creating the perfect gathering space. The home includes two bedrooms, a full bathroom, and a bright kitchen with windows that fill the space with natural sunlight. Outdoors, enjoy a detached shop, ample timber, and fenced pasture ideal for horses. Bordering Crown land, it's a paradise for hunting and recreation enthusiasts, with abundant wildlife and stunning views of Pink Mountain. Ideal as a year-round home or hunting cabin.

LOCATION

Pink Mountain, BC

DIRECTIONS

Contact agent for directions

- Property is located 1.5 hours north of Fort St John
- 45-minute drive to Wonowon
- 2.25-hour drive to Fort Nelson

AREA DATA

Pink Mountain is an outdoor lover's paradise in northeastern British Columbia. Nestled in the Rocky Mountain foothills, it offers breathtaking views, vast wilderness, and diverse ecosystems. The area is rich with wildlife, including elk, moose, caribou, deer, and even bighorn sheep, making it a top destination for hunting enthusiasts. Recreation options are abundant: enjoy ATV riding, hiking, horseback riding, snowmobiling in winter, and exploring endless Crown land. Nearby Pink Mountain Provincial Park provides hiking trails and scenic viewpoints that capture the rugged beauty of the region. Just 1.5 hours from Fort St. John, Pink Mountain is a remote, pristine area where nature is undisturbed and adventure is around every corner.

MAP REFERENCE

57° 2'11.47"N and 122°31'7.73"W

SERVICES

- Drilled well - water is hard and would require treatment
- Cistern - water is trucked in and supplied to home
- Lagoon system for sewer
- Outdoor wood boiler within floor lines for heating home
- Woodstove
- Electricity - solar panels providing 1,500 Watts
- Backup generator for power



INVESTMENT FEATURES

These parcels can be purchased in a single package, or individually. Prices are below:

- Both Parcels: \$375,000
- Parcel with Log Home: \$250,000
- Bare Land Parcel: \$165,000

IMPROVEMENTS

- 1,080 sq. ft. log home/cabin recently renovated and built in 2013 according to BC Assessment
- Detached shop/garage
- Some fencing for horses

LEGAL

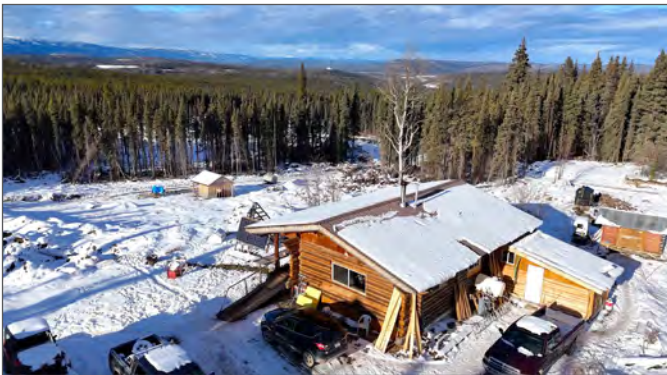
LOT 9, PLAN PGP22745, DISTRICT LOT 3221, PEACE RIVER LAND DISTRICT, MI143 ALASKA HWY - 187 (CYPRESS CREEK) RD, MANUFACTURED HOME REG.# 35585 - PID 008-788-821

DISTRICT LOT 4146, PEACE RIVER LAND DISTRICT - PID 027-281-361



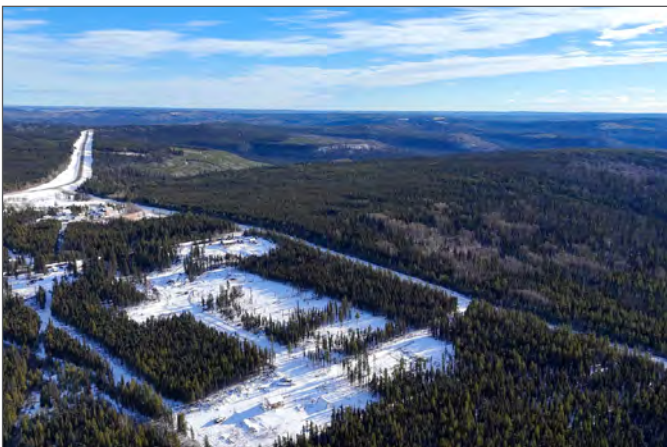




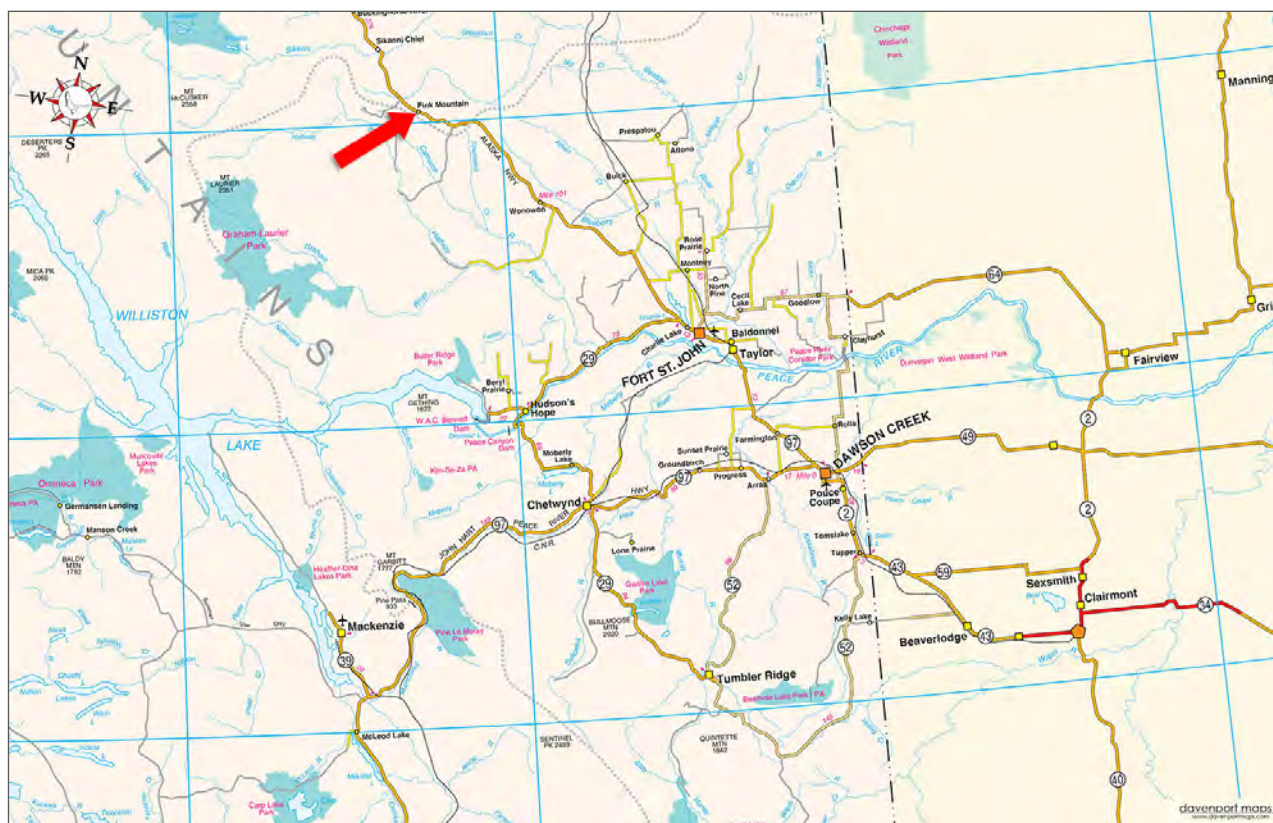
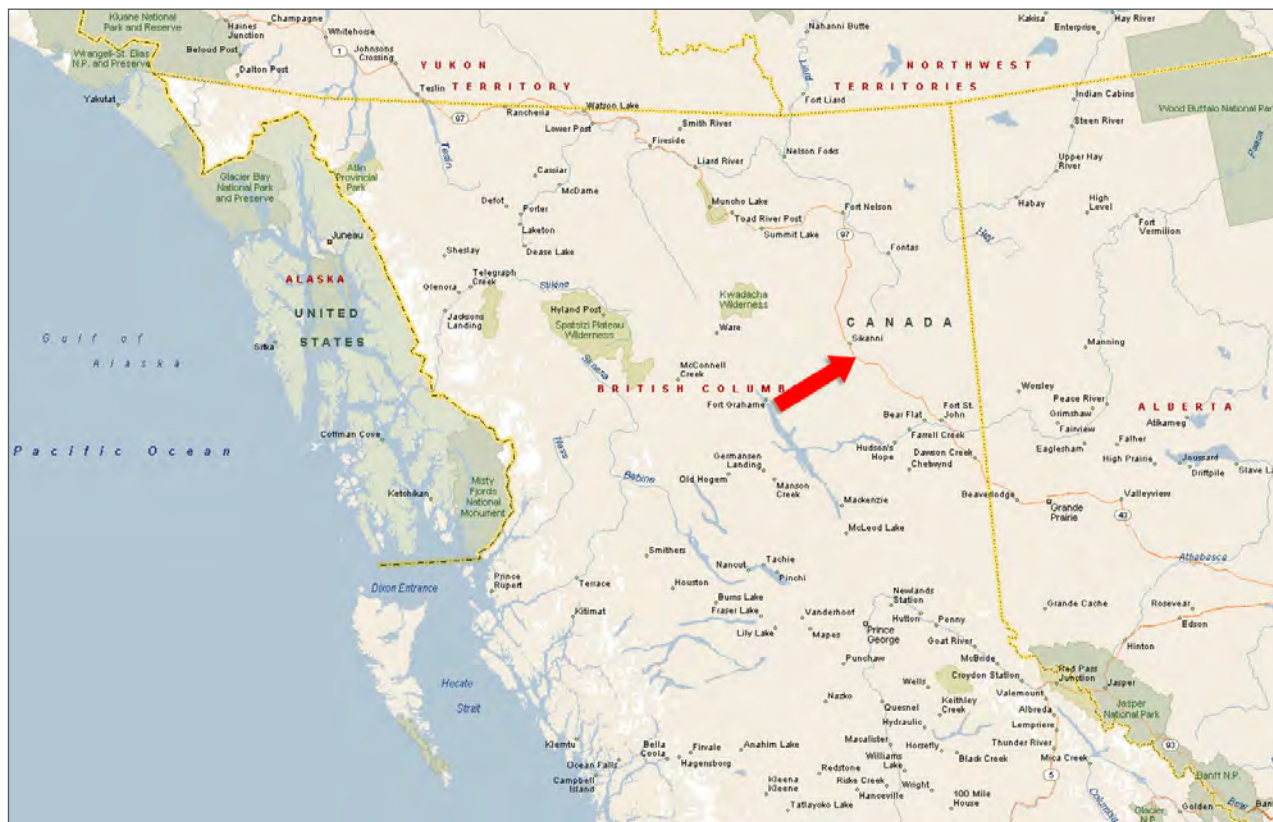


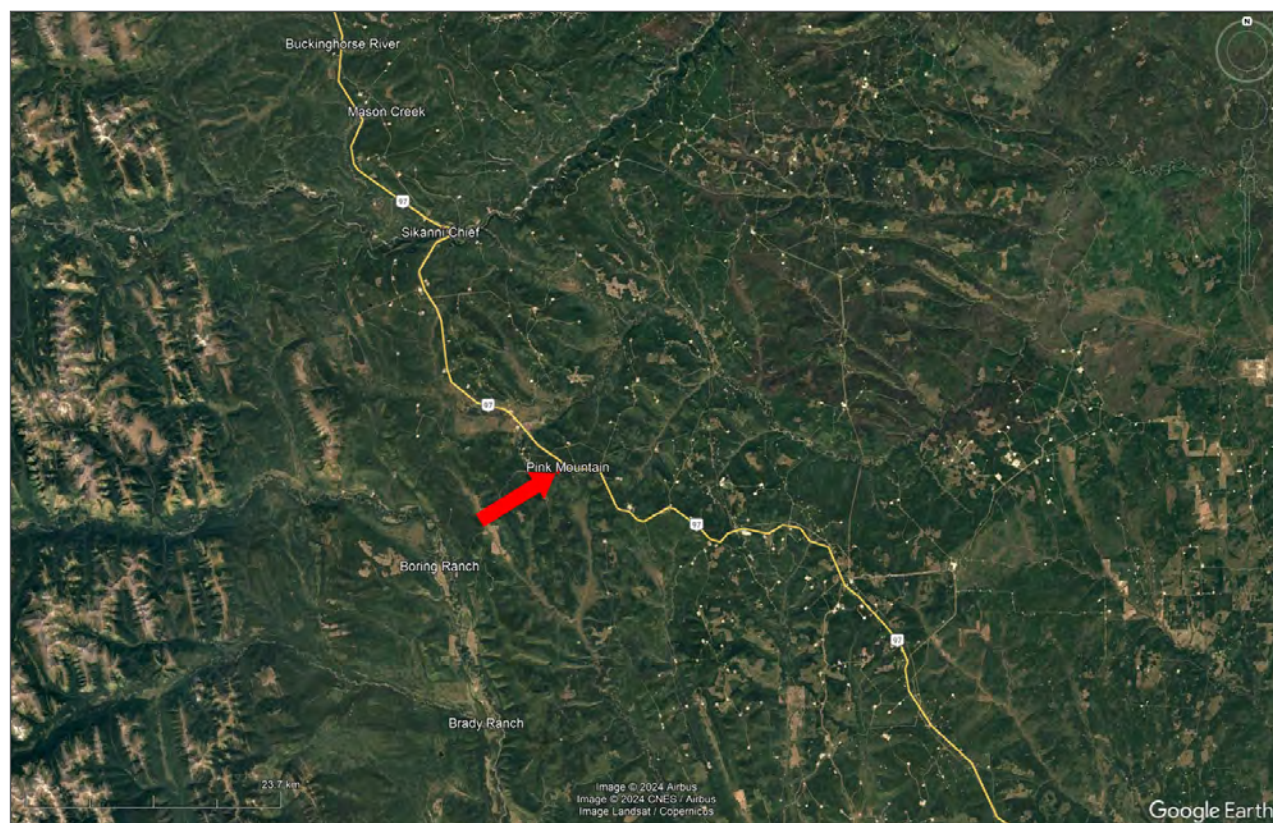
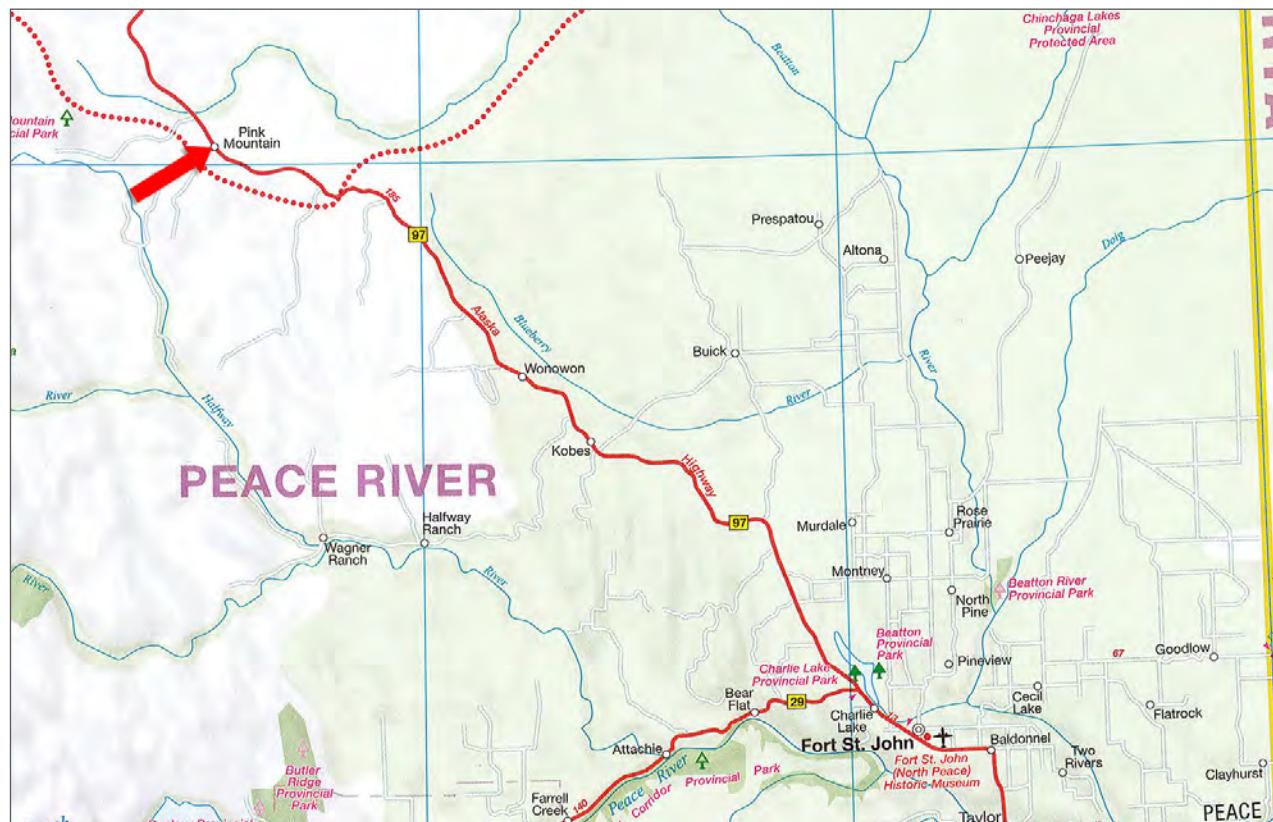


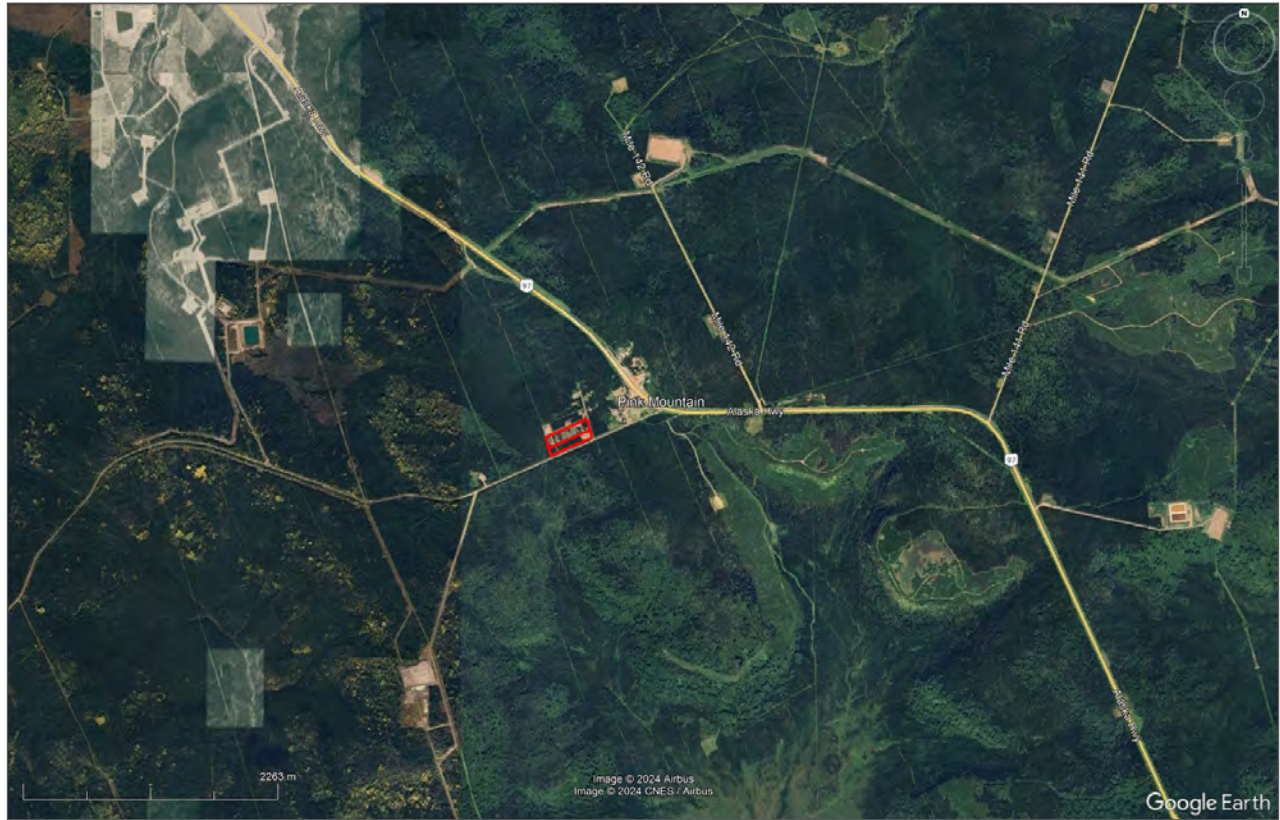


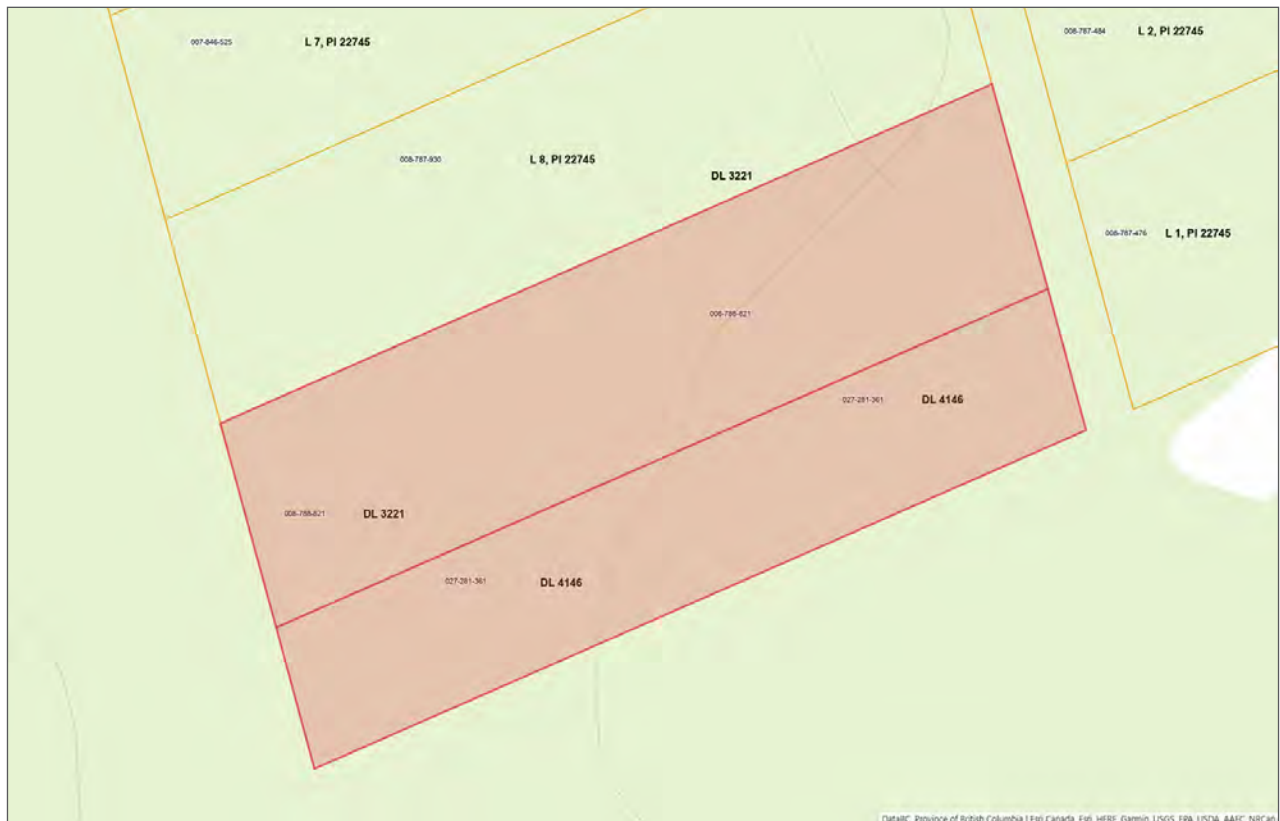














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