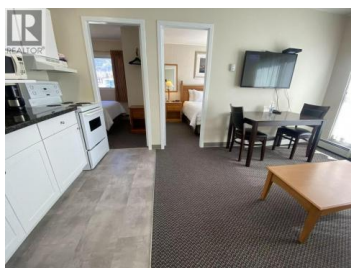
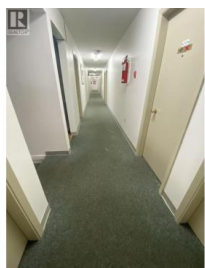




305 MACKENZIE Boulevard Mackenzie British Columbia

\$2,625,000



Williston Lake Lodge is a 24 unit motel in Mackenzie, British Columbia, offered as a share sale. The lodge sits at 305 Mackenzie Blvd on 0.69 acres, and a separate 0.56-acre vacant lot at 347 Skeena Dr, Mackenzie is included in the sale. Twelve of the 24 units are kitchen units. The building dates to 1971 and is of concrete block construction. The property is zoned CI General Commercial. Buyers should confirm permitted uses with the District of Mackenzie.

Municipal water and municipal sewer serve the site. Two gas fired boilers supply hot water heat, domestic hot water is natural gas, and cooling is by portable and window mounted units. Financial statements, the operating proforma and the full confidential information package are provided upon execution of an NDA. No direct contact with the property or ownership.

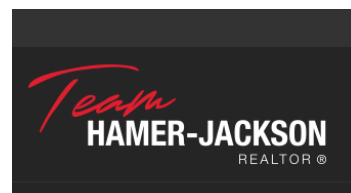
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