



4 TALUSWOOD

**PRIME SKI-IN/SKI-
OUT ACCESS**

4
BEDROOMS

3.5
BATHROOMS

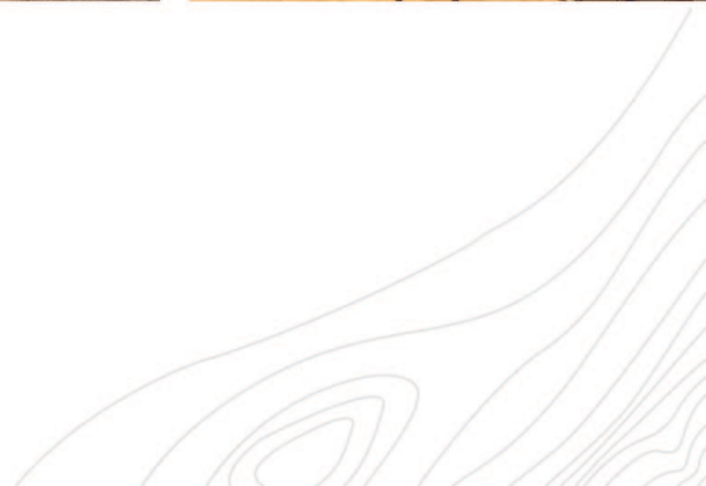
2,292 SQ. FT.
RESIDENCE

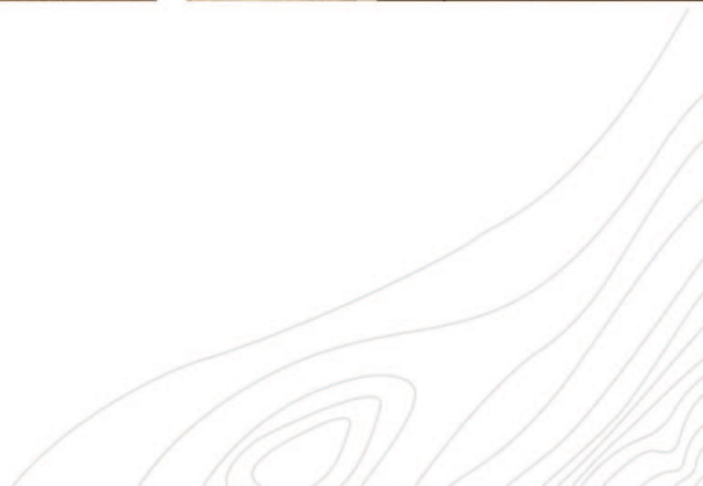


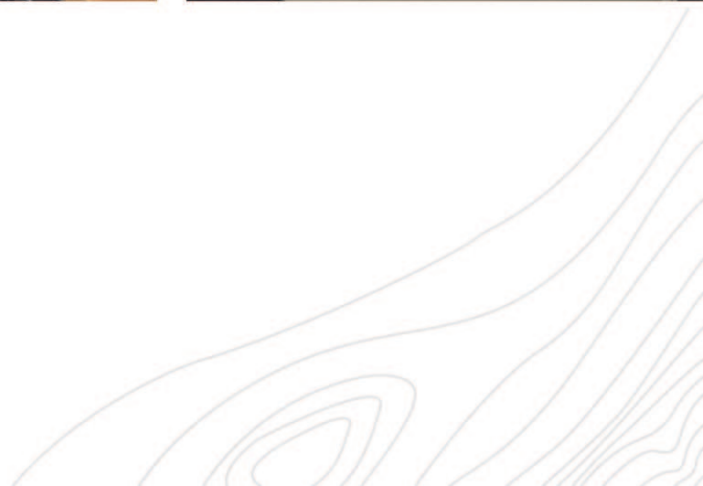
WEST COAST INSPIRED RESIDENCE



A crisp palette of stone, fir beams & charcoal grey finishes come together in this extensively renovated West Coast inspired residence situated on Whistler Mtn. with prime ski-in/ski-out access. At the heart of this home, grand vaulted ceilings allow light to flood the living room, while the covered wrap-around deck with views of Alta Lake provides an ideal spot to enjoy morning coffees. The spacious floor plan offers 4 beds, 3.5 baths & garage panning over 3 levels, while the contemporary kitchen & dining area provide modern yet practical spaces for family living. Summertime days are kept busy with convenient access to biking & hiking trails, plus use of the common pool will make this residence a hit with guests & family alike. Zoning allows for unlimited usage & nightly rentals. NO GST.

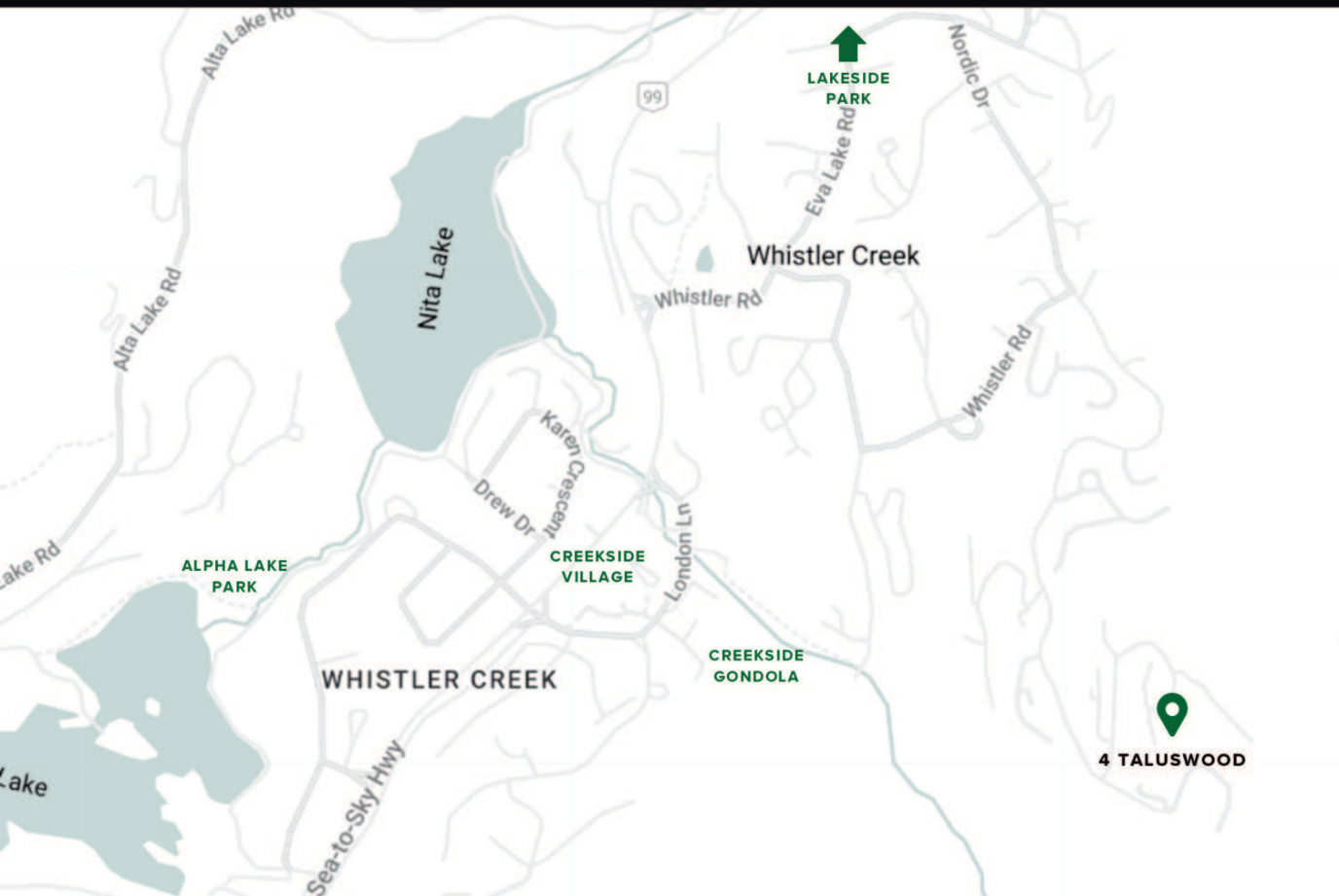








ACCESS TO ALL



LAKES NEARBY

Easy access to Nita Lake, Alpha Lake park, Lakeside Park.



BIKING TRAILS

Quick and convenient access to a multitude of Whistler's best trail network including Valley Trail.



CLOSE TO CREEKSIDE VILLAGE

4 minute drive to amenities, restaurants, gym and shops in Creekside Village

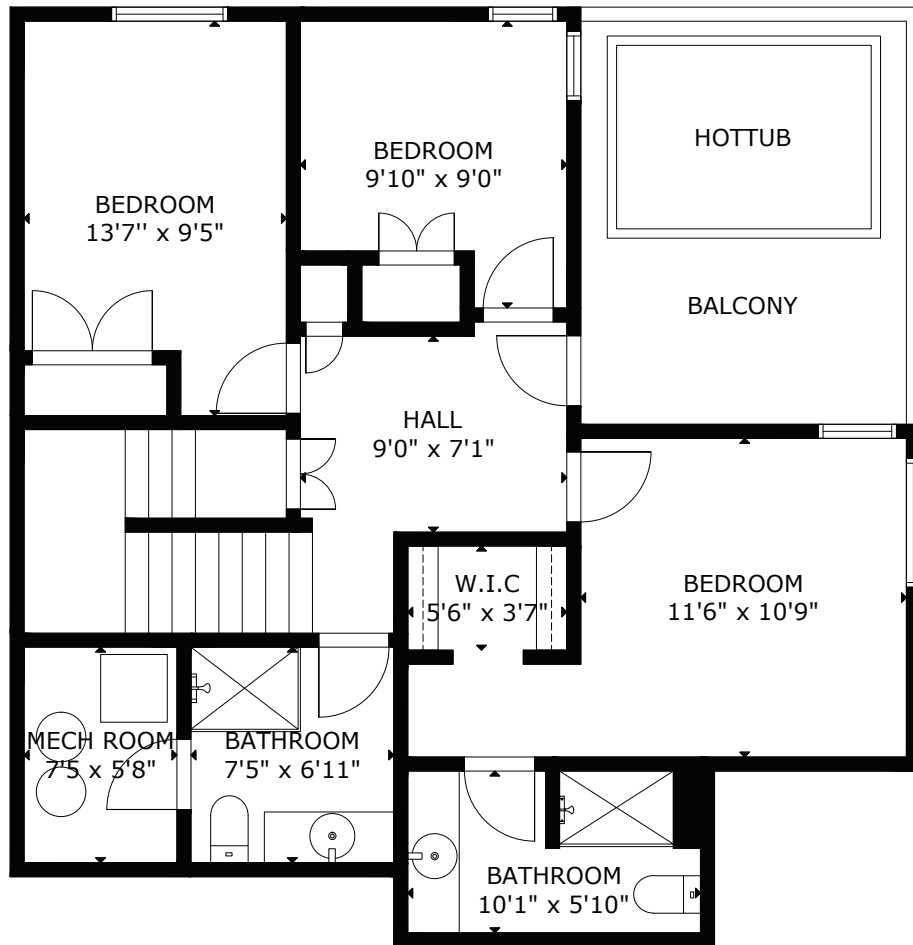


CLOSE TO GONDOLA

Access to Whistler Mountain via Creekside Gondola nearby.

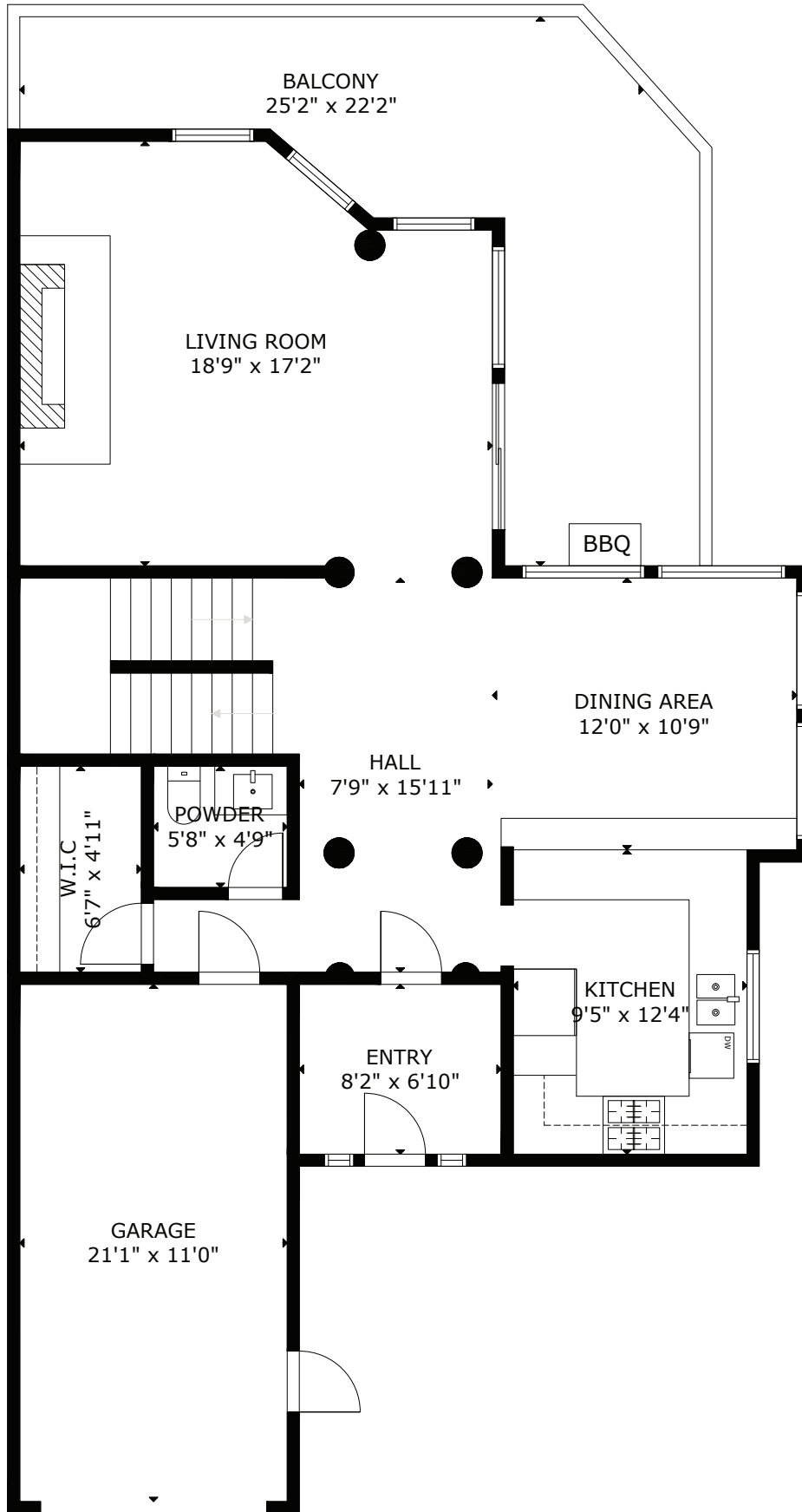
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LOWER LEVEL



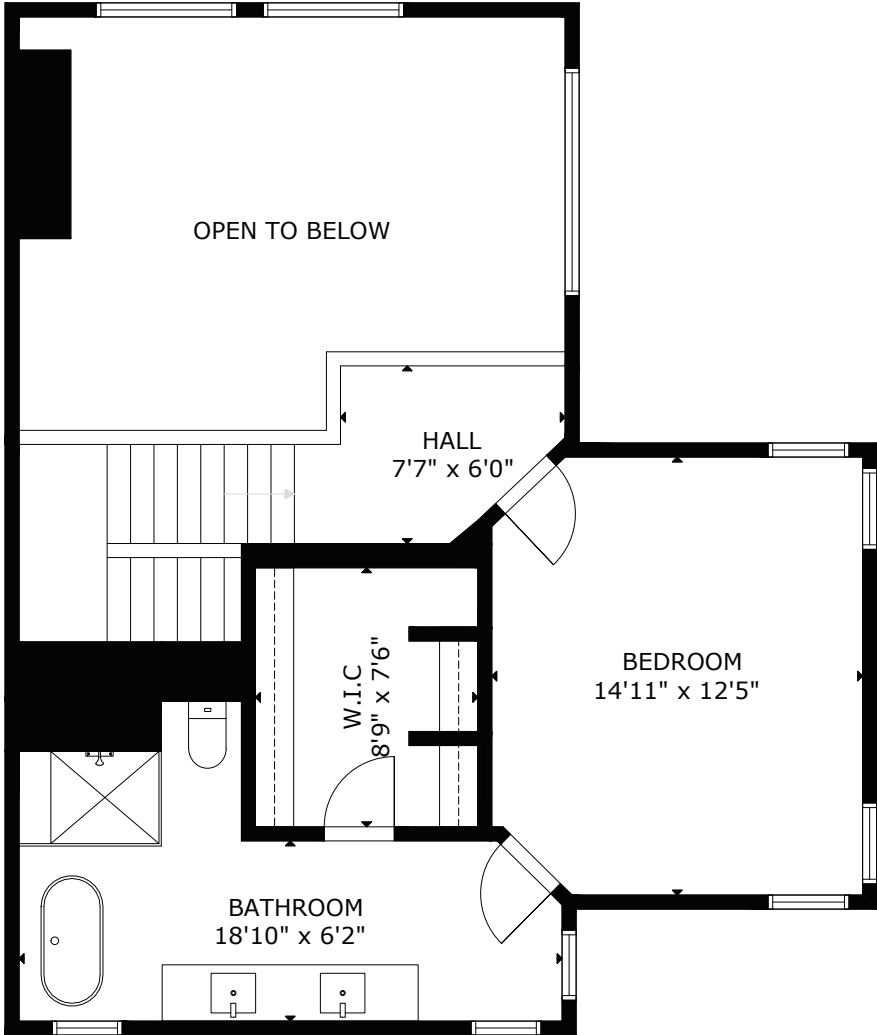
4 TALUSWOOD

MAIN LEVEL

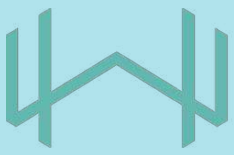


4 TALUSWOOD

UPPER LEVEL



MEASUREMENT ARE APPROXIMATE, ACTUALS MAY VARY. MEASUREMENTS MAY INCLUDE NON-CONFORMING SPACE.



Revenue Forecast

Property:

4BR Taluswood

Listing Details:

4BR, 3BTH, 10 Guests

Amenities:

Private H/T, Pool, Ski-in / Ski-out, Renovated,

Gross Annual Revenue

\$160,961

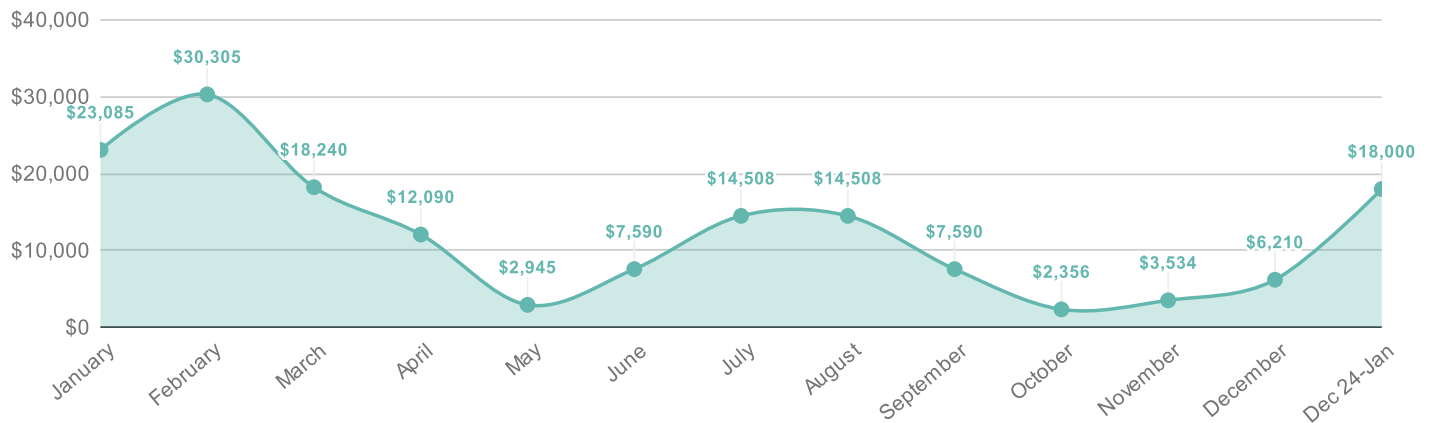
Average Daily Rate

\$666

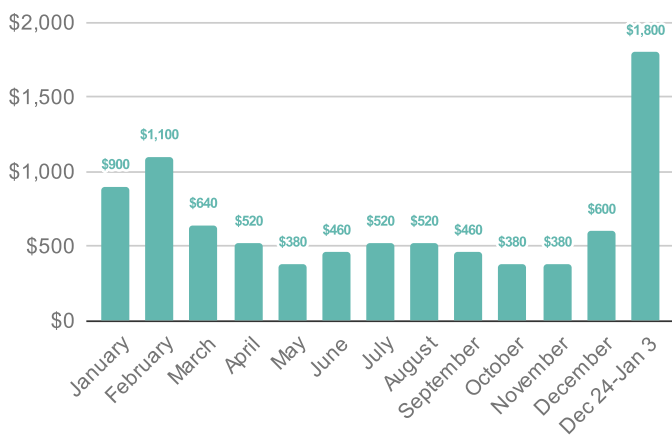
Occupancy Rate

66%

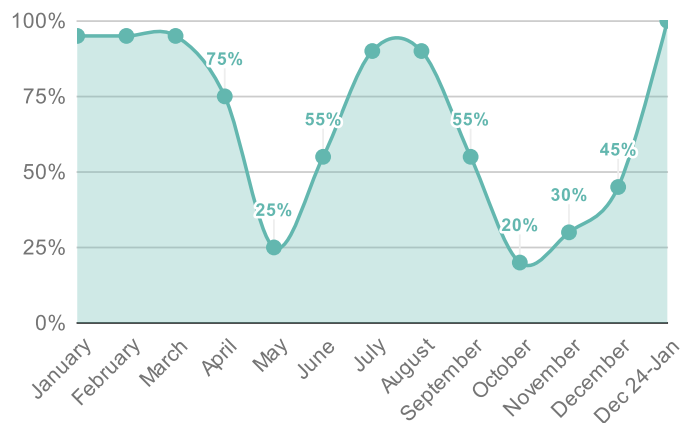
Gross Revenue Forecast



Avg. Daily Rate Forecast (\$)



Occupancy Forecast (%)



Expenses to Consider:

- Property Management Fees (28%)
- General property costs such as strata, insurance, property taxes, tourism whistler fees, hydro, cable, internet, repairs, maintenance & property upgrades

Disclaimer: This forecast does not reflect owner usage. The data provided is a starting point in determining rental revenue and to be used as a guideline only.

