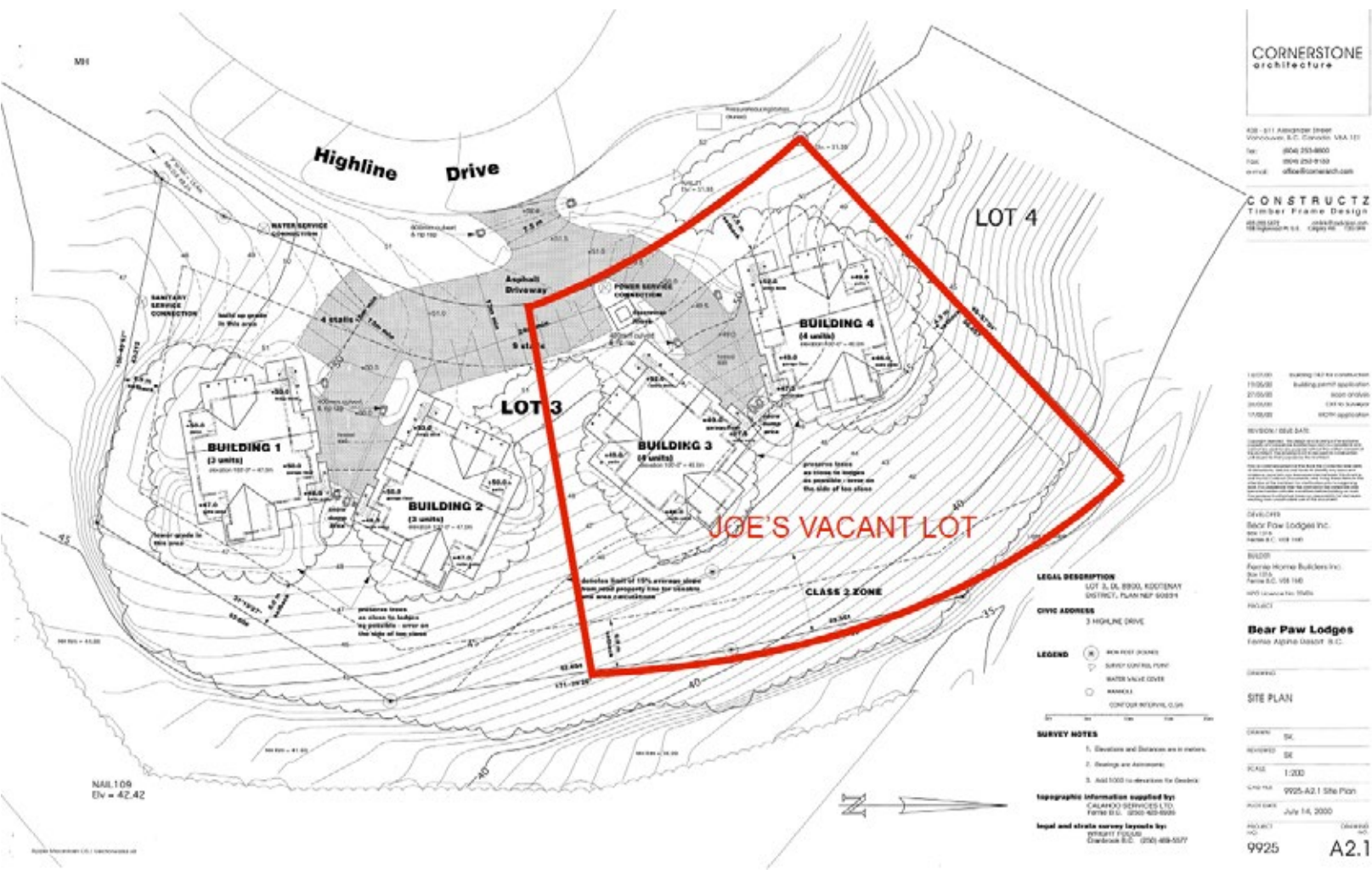


LOT 3 - 5383 HIGH LINE
FERNIE, BC - LOT FOR SALE
MIXED USE BUILDING (17 UNITS)



CORNERSTONE
architecture

438 - 511 Alexander Street
Vancouver, B.C. Canada V6A 1E1
Tel: 604.253.8800
Fax: 604.253.9100
email: office@cornerstonearch.com

CONSTRUCTZ
Timber Frame Design

4500 15th St.
Vancouver, B.C. Canada V6P 1C8

1/15/2010 Working 10% for construction
1/15/2010 Building permit application
2/15/2010 permit issued
11/15/2010 City of Fernie
11/15/2010 BCMA application

REVISION / DATE

1/15/2010 Update to include the new building footprint and site plan
2/15/2010 Update to include the new building footprint and site plan
11/15/2010 Update to include the new building footprint and site plan

DESIGNED BY
Bear Paw Lodges Inc.
200 17th St.
Fernie, B.C. V5B 1A8

BUILD BY
Fernie Home Builders Inc.
200 17th St.
Fernie, B.C. V5B 1A8
400 Louisa Ave. Suite 100
Fernie, B.C. V5B 1A8

Bear Paw Lodges
Fernie Alpine Resort B.C.

DRAWN BY
SITE PLAN

SCALE
1:200

DATE
July 14, 2010

PROJECT NO.
9925

SCALE
A2.1

LEGAL DESCRIPTION
LOT 3, DL 8900, KOOTENAY
DISTRICT, PLAN RFP 90031

CITY ADDRESS
3 HIGHLINE DRIVE

LEGEND

- BORN POST DRINKS
- SURVEY CONTROL POINT
- WATER VALVE COVER
- MANHOLE
- CONFORM REFERENCE C/S

SURVEY NOTES

1. Elevations and Distances are in meters.
2. Drawings are As-shown.
3. Add 1000 to elevations for Canada.

Topographic Information supplied by:
CALANCO SERVICES LTD.
FERNIE B.C. 2500-400-8000

Legal and stadia survey layouts by:
DERRICK FERGUSON
Caledonia B.C. (250) 488-5577

PRESENTED BY

DARRELL KOLBJORNSRUD

403.689.0782 | DARRELL@REMAXCP.CA

THE PROPERTY

LOT 3 DISTRICT LOT 8900

KOOTENAY DISTRICT PLAN NEP60894

EXCEPT STRATA PLAN NES2294 (PHASE 1&2)

PROPERTY HIGHLIGHTS

- Size: 0.75 acres
- Zoning: CG-8
- Building Height: 16.0m 52.5 feet, 4 storey building
- Coverage: Not exceed 60%
- Site: Hotel use, STR (short term rental) allowed
- Parking: Underground and surface
- Buildable Area: 76,800 sqft
- Price: \$4,625,000





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