

4926 Fletcher Creek Rd,
Kaslo BC
\$1,695,000

Kootenay
BC



FAIR REALTY

REAL ESTATE 



DETAILS

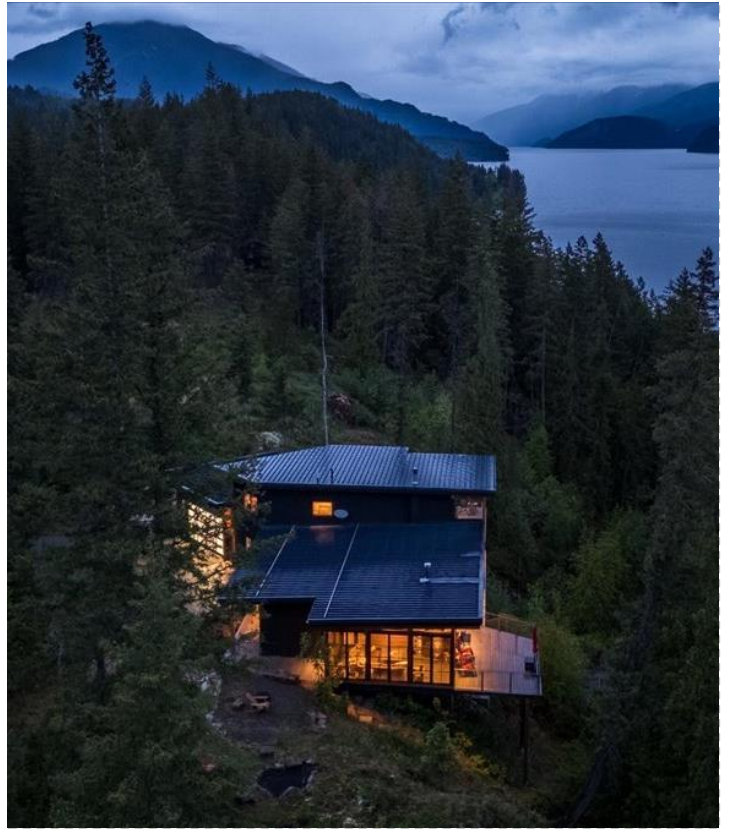
Set on 3.26 acres of forest and lakefront on the west shore of Kootenay Lake, this 2015-built West Coast modern home was designed by its owner to take full advantage of its setting. Lake and mountain views unfold from nearly every room. Stucco, cedar and metal exterior accents keep maintenance low; tile and oak hardwood run throughout the interior. Five fireplaces — gas, wood-burning, and electric — anchor the main living spaces.

The main floor opens to a living, dining and kitchen area with a walk-in pantry. Slide-away living-room doors extend the space onto the deck, where the view spans the lake to the mountains beyond. A covered three-season sunroom with wood-burning fireplace sits off the dining area. The primary bedroom features a walk-in closet, 5-piece ensuite with soaker tub, and direct deck access. A mudroom/laundry connects to the double attached garage with modern glass doors.

Upstairs functions as a self-contained guest level: bedroom, full bath, family/sitting area with bar fridge and microwave, balcony, and a flexible office/guest room with attached 2-piece bath. The space works equally well for extended visitors, work-from-home, or a second household.

Outdoors, a gently sloped trail leads through forest to 200 ft of private waterfront — a developed lakeside area with gazebo, fire pit, seating, and kayak launch, set up for swimming, fishing, and overnight stays. Fenced gardens and preserved forest sit on the upper bench. Kaslo is ten minutes away; Nelson forty.

MLS: 10385835 Lot Size: 3.26 acres Services: community water (FCID), septic, hydro (FortisBC), fibre internet



EXPENSES



Property Taxes:

2025

\$5,917.77 / year



Insurance:

2026

\$3,129.00 / year



Water:

2025 Community (FCID)

Available on request



Internet:

2025

Available on request



Hydro (FortisBC):

2025

Available on request

**Buyers must do their own due diligence of services/utilities availability, and the connection/installation costs involved.*

RDCK MAP



RDCK Property Report

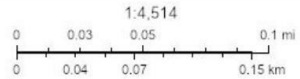
Area of Interest (AOI) Information

Area : 2.55 acres

Apr 22 2026 14:46:18 Pacific Daylight Time



-  Electoral Areas
-  RDCK Streets
-  Cadastre - Property Lines
-  Address Points



Source: Esri, Vantor, Earthstar Geographics, and the GIS User Community, Esri Community Maps Contributors, Esri Canada, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc., HERE/INACIA, USGS, EPA, US Census Bureau, USDA, NRCan, Parks Canada

RDCK REPORT

Cadastre - Property Lines

#	Folio	PID	Site Address	Actual Use	Plan Number
1	786.01239.000	028-061-764	4926 FLETCHER CREEK RD, KASLO	2 Acres Or More (Single Family Dwelling, Duplex)	NEP89742
#	LTO Number	Lot	Block	District Lot	Land District
1	LB338722	A	-	194	KOOTENAY
#	Legal Long	Lot Size	Lot Description	Area(acres)	
1	LOT A PLAN NEP89742 DISTRICT LOT 194 KOOTENAY LAND DISTRICT	3.26	ACRES	2.55	

Electoral Areas

#	Area Name	Director	Area(acres)
1	Electoral Area D	Aimee Watson	2.55

Fire Service Areas

#	Bylaw	Department	Area(acres)
1	2003	KASLO	2.55

Official Community Plan


#	Bylaw	Class	Class Description	Legend	DocumentLinkURL	Area(acres)
1	2435	RC	Country Residential	Country Residential	https://rdck.ca/wp-content/uploads/2024/11/2435-D_CLUB_Consolidated_2956-V2.pdf	2.55

Development Permit Areas

#	Bylaw	DPA_Type	DocumentLinkURL	Description	Area(acres)
1	2435	Watercourse	2435-D_CLUB_Consolidated_2956-V2.pdf	The Watercourse DPA is designated to ensure the riparian areas surrounding lakes, streams, wetlands, and other watercourses are protected from the impacts of new development.	0.04

The mapping information shown are approximate representations and should be used for reference purposes only.

SUMMARY

		4926 Fletcher Creek Road (Fletcher Falls Area)			
		Major Area	Kootenay	Status	Active
Minor Area	KA - Kaslo	Possession			
City	Kaslo	Title Tier 1	Freehold		
Type	Residential	Title Tier 2	Fee Simple		
Sub Type	Single Family - Detached	Price	\$1,695,000.00		
Style	Two Storey	Orig. Price	\$1,695,000.00		
Taxes	\$5,917 (2025)	Sale Price			
MLS®	10385835	Date Listed	May 14/26		
Year Built	2015	Date Sold			
Zoning	RDCK	Status Chg.	May 15/26		
Postal Code	VOG 1M0	DOM / CDOM	3 / 3		
Strata/Assoc	No / No				
INTERIOR					
Bedrooms	3	Beds Property	3	Beds Main Bldg	3
Bathrooms	4	Baths Property	4	Baths Main Bldg	4
Fin. Sqft	2,687	Beds Aux Bldg		Shop/Den	No / No
Above Grade	2687.13	Baths Aux Bldg		Ceiling Height	
Below Grade		Fireplace		Year Subst Reno	
Unfinished Area		Fireplaces	5	Basement	Crawl Space
Suites	No	Suites Legal		Suite Potential	
Flooring	Hardwood, Tile			Windows	
Laundry				Accessibility	Wheelchair Adaptable
Appliances					
Interior Features					
ROOMS (Total: 2,687 sqft)			BUILDING		
	Bsmt	Lower	1st	2nd	3rd/4th
Total Area			1881	806	
Primary Bedroom			18' 6" x 12' 8"		
Walk In Closet			5' 7" x 9'		
Ensuite - Full 5 PCE			16' 11" x 8' 7"		
Living Room			16' 1" x 18' 9"		
Dining Room			9' 11" x 14' 6"		
Sunroom			11' 7" x 19' 7"		
Foyer			12' 4" x 11' 7"		
Kitchen			13' 5" x 11' 5"		
Pantry			4' 7" x 11' 5"		
Utility Room			10' 7" x 11' 3"		
Laundry			16' 10" x 12' 7"		
Bathroom - Half			x		
Great Room				12' 10" x 14' 3"	
bar/kitchenette				13' x 4' 3"	
Bedroom				16' 1" x 16' 11"	
Bedroom				11' 1" x 10' 8"	
Bathroom - Full 3 PCE				5' 2" x 8' 4"	
Bathroom - Half 2 PCE				6' 5" x 8' 8"	
Stores					
Floor location					
Building Name					
Roof				Metal	
Ceiling Height					
Construction				Frame - Wood	
Building Feat					
Pool				No - None	
Security					
SERVICES					
Heating				Heat Pump	Heat Pump
Water				Community Water	Septic Tank and Field
Utilities				User's Utility	
				Electricity Available,	Drainage
				Phone Available, Water	
				Available	
Electric					Property Access Public Road
Other Equip					
EXTERIOR					
Lot Sqft	142,005	Lot Acres	3.26	Lot Dimensions	
Secure Spaces		Garage Spaces	2.0	Parking Total	
Garage Dimensions	23.1'x23'			Directions	
Parking Features	Garage - Attached			View	Lake, Mountain(s), View
Exterior Features	Garden, Private Yard, Two Balconies			Patio/Porch	Covered, Deck, Patio, Sundeck(s)
Waterfront	Yes - Lake			Other Structures	Other, Shed(s)
Exterior Construction	Cedar, Metal, Stucco				
Lot Features	Close to Recreation, Close to Schools, Close to Shopping, Easy Access, Highway Access, Internet, Near Golf Course, Private, Views, Waterfront, Wooded				
LEGAL/TITLE					
Indigenous Lands	No	Irrigation Water Rights		Srv Cert Avail	
Parcel Number	028-061-764	Additional Parcels Y/N	No	# Of Titles	
Additional Parcels Description				Fract Interest	No
Disclosures				Improvements	862000.0
Trade Descr				Levies	
Zoning Desc.				Non Fin Encum	
Legal Desc.	LOT A DISTRICT LOT 194 KOOTENAY DISTRICT PLAN NEP89742				
LISTING					
Date Entered	May 2/26	Expiry Date	Nov 30/26	Pur Cont Date	
Recreational	No	Agricultural Rsv	Out	Ctc Opt Out	Yes
Owner Phone				Occupant Phone	
Owner Name	Margaret Wanke			Occupant Name	
Occupant Type	Owner			Show Contact Ph	
Contingency	No			Salesperson Safety	
Listing Terms				List. Conditions	Standard
Commission	3% 1/100K & 1.5% on balance				
Inclusions					
Exclusions					
Showing Instr.					
Showing Req.	Call Listing Agent				
Private Remarks	**Front Door will automatically lock - need key for reentry**. For access: please go through the garage man door and leave unlocked until showing is complete. Unlock Front door from inside for your client. When showing is complete please lock Front Door from inside and exit out of the garage door. Patio Doors have handles that need to be pulled up/down to lock/unlock. Seller has left instructions. Upright Freezer is included in appliances. Internet is fibreoptic.				
Listing Office/Salesperson Info.					Phone
Listing Office	FAIR REALTY (KASLO)				250-480-3000
Listing Rep 1	KUL NIJJAR PREC*				250-505-4722
Listing Office 2	FAIR REALTY (NELSON)				250-480-3000
Listing Rep 2	LUKE MORI				250-551-4917
Listing Office 3					
Listing Rep 3					

SUMMARY

Tucked into 3.26 acres of prime waterfront, this exceptional property delivers on every promise. The land itself tells two stories — manicured gardens and preserved forest area on one side, and a gently sloped trail that leads through forest to the water's edge on the other. Built in 2015, this home takes full advantage of its setting, with lake and mountain views from nearly every room. The home is rugged elegance defined. Every detail of the build and landscaping was thoughtfully curated — from the fireplaces that anchor each living space to the breathtaking deck where million-dollar views unfold across the water. The main floor centres on an open living, dining and kitchen area with walk-in pantry. Slide-away living room doors extend the main space into the outdoors. A 3-season spacious sunroom with wood-burning fireplace is located off the dining room. The primary bedroom features a 4-piece ensuite and walk-in closet. The upstairs is a self-contained guest level with a sitting room, deck, bedroom, full bath, and a flexible office/bedroom with attached powder room. The 200 ft private waterfront offers a gazebo, fire pit, and seating area set up for relaxing, swimming, fishing, and launching a kayak. Quiet walks from the property lead to nearby Fletcher Falls. Located ten minutes from Kaslo, forty from Nelson. Set in a landscape that reflects the rhythm of Kootenay Lake living, this is a one-of-a-kind property offered for the first time.

This listing information is provided to you by:

KUL NIJJAR PREC* - Broker or Designated REALTOR®

📞 250-505-4722 ✉️ Kul@KootenayBC.com 🌐 <http://www.KootenayBC.com>

FAIR REALTY (KASLO)

📞 250-480-3000 ✉️ admin@fairrealty.com 🌐 <http://www.fairrealty.com>
311 4th Street, PO Box 1363 Kaslo, B.C V0G 1M0

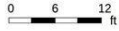
The above information is from sources deemed reliable but it should not be relied upon without independent verification.
Not intended to solicit properties already listed for sale. * Personal Real Estate Corporation. May 18, 2026.



FLOOR PLANS

4926 Fletcher Creek Frontage, Kaslo, BC

Main Floor Exterior Area 1881.06 sq ft
Interior Area 1778.35 sq ft
Excluded Area 588.03 sq ft



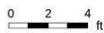
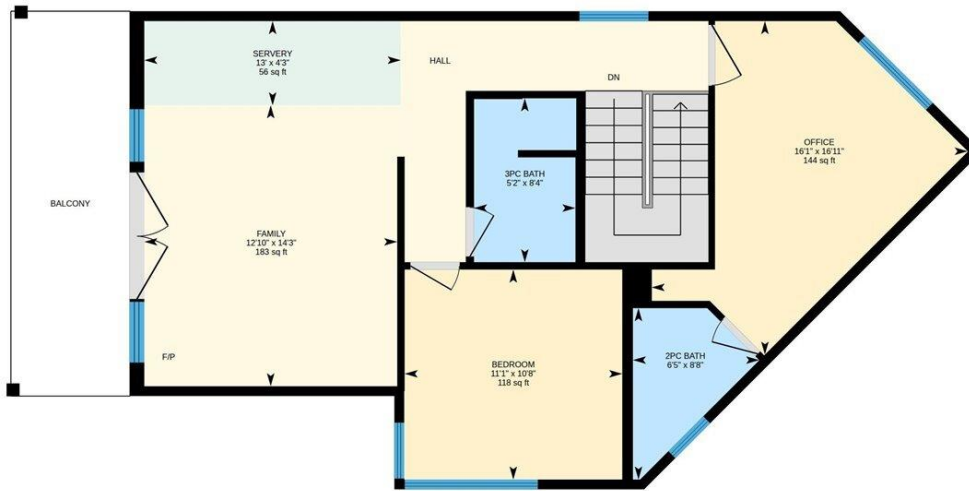
PREPARED: 2026/05/13



While regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

4926 Fletcher Creek Frontage, Kaslo, BC

Upper Floor Exterior Area 806.07 sq ft
Interior Area 747.78 sq ft
Excluded Area 1.05 sq ft



PREPARED: 2026/05/13



While regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

PICTURES



COMMUNITY INFORMATION

Type	Centre	Distance (km)	Driving Time
School	J.V. Humphries School, Kaslo (K-12)	1.2	4 min
Shopping	Front Street, Kaslo	0.6	2 min
	Baker Street, Nelson	68.7	1 hr – 1 hr 10
Airport	West Kootenay Regional Airport, Castlegar	110	1 hr 30 – 1 hr 45
	Trail Regional Airport	147	2 hr – 2 hr 15
Major Cities	Nelson, BC	68.7	1 hr – 1 hr 10
	Castlegar, BC	110	1 hr 30 – 1 hr 45
	Cranbrook, BC	227	3.5–4 hr
	Spokane, WA	307	4–4.5 hr
	Kelowna, BC	335	4.5–5 hr
	Calgary, AB	604	7–7.5 hr
Hospital / Medical Centre	Victorian Community Health Centre, Kaslo	1.3	4 min
	North Kootenay Lake Community Services	0.5	2 min
	Kootenay Lake Hospital, Nelson	68.3	1 hr – 1 hr 10
	Kootenay Boundary Regional Hospital, Trail	139	2 hr – 2 hr 15
Dentist	Silverton Dental Clinic, Silverton	51.6	45–55 min
	Kootenay Lake Dental Clinic, Nelson	68.8	1 hr – 1 hr 10
Postal Services	Canada Post, Kaslo	0.7	2 min
Library	Kaslo & District Public Library	0.4	2 min

North Kootenay Lake

Kaslo sits on the west shore of Kootenay Lake at the mouth of the Kaslo River, in the North Kootenay Lake region of southeast British Columbia. The site began as a sawmill operation in 1889 and grew into a town through the silver-mining boom of the early 1890s. Today it is a small heritage village known for its restored Victorian buildings, the SS Moyie sternwheeler National Historic Site, and an active arts community. Distances: Nelson approx. 1 hr – 1 hr 10; Castlegar approx. 1 hr 30 – 1 hr 45; Nakusp approx. 1 hr 30 – 1 hr 45. Travel times along Highway 31 and Highway 31A can vary seasonally, particularly in winter conditions.

Kaslo

Kaslo, with a population of around 1,000, is the largest community on the main body of Kootenay Lake. The village sits in a valley between the Selkirk and Purcell mountain ranges, with a downtown of independent shops and artisans along Front Street and a public lakefront park. Many heritage buildings have been restored, including the SS Moyie — the world's oldest intact passenger sternwheeler — and the 1898 Village Hall, one of the oldest civic buildings still in continuous use in BC. The village's nine-hole golf course, ice arena, public beaches and surrounding provincial parks support year-round outdoor recreation, while regional services in Nelson are within about an hour's drive.

Weather

Avg Yearly Rainfall: 698 mm

Avg Winter Snowfall: 188 cm

Avg High Temp: 25°C

Avg Low Temp: -5°C

COMMUNITY INFORMATION

Recreational Facilities

Kaslo offers a nine-hole golf course, an ice arena used for public skating, hockey and curling, public beaches at Kaslo Bay Park, tennis courts, a skateboard park and a riding arena. Several provincial parks are within a short drive, including Kokanee Glacier, Goat Range, Davis Creek and Lost Ledge. Kootenay Lake itself is the recreational heart of the area — accessible from Kaslo's marina and beaches for boating, kayaking, paddleboarding, sailing, swimming, fishing and houseboating, with houseboat rentals available locally. Groomed and wilderness hiking trails radiate from town in every direction, and winter activity includes backcountry skiing, snowmobiling, ice fishing and Nordic skiing on local trails. Several cat-skiing and heli-skiing operators are based in or near Kaslo.

Historic and Heritage Sites

Kaslo was incorporated as a city on August 14, 1893 — among the earliest incorporated communities in the Kootenay region — and re-incorporated as a village in 1959. The SS Moyie, berthed permanently at the foot of Front Street, is the world's oldest intact passenger sternwheeler and a National Historic Site, restored and operated by the Kootenay Lake Historical Society as a self-guided museum. The Village Hall, built in 1898, is one of the oldest civic buildings still in continuous use in BC. Heritage homes and storefronts from the silver-mining era remain along Front Street and in the surrounding blocks. The Langham Cultural Centre — a former hotel that housed Japanese-Canadian internees during the Second World War — now operates as an arts venue, gallery and Japanese-Canadian museum. The Kootenay Star Mining Museum on Front Street holds tools and artefacts from the boomtown years.

Festivals and Events

May Days, held over the Victoria Day long weekend, has been a Kaslo tradition since 1892. The festival includes a parade, Logger Sports competitions, the Show 'n' Shine car show, a maypole dance performed by local children, and vendors and live music in Vimy Park. The Kaslo Jazz Etc. Summer Music Festival, founded in 1992, is held on the August long weekend at Kaslo Bay Park, with performances on a floating stage on Kootenay Lake. Other annual events include the iDIDaRide running and mountain-biking event in late summer, weekly Saturday markets through the warmer months, and the Kaslo Trade Fair.

Geography

The village of Kaslo is the largest community on the main body of Kootenay Lake. Most of the village sits on the floodplain formed by the outflow of the Kaslo River, with residential neighbourhoods on the bench land above. The village is framed by the Purcell Mountains to the east and the Selkirk Mountains to the west; Mount Loki (2,779 m) rises across Kootenay Lake. The Selkirks behind Kaslo include Goat Range and Kokanee Glacier Provincial Parks, both of which support year-round backcountry recreation. Village elevation is approximately 535 m.

RESOURCES

Helpful links and contacts for new residents:

KootenayBC Real Estate

<https://kootenaybc.com>

Village of Kaslo

<https://www.kaslo.ca>

Kaslo & Area Chamber of Commerce

<https://kaslochamber.com>

Visit Kaslo (visitor info)

<https://www.visitkaslo.com>

Regional District of Central Kootenay (RDCK)

<https://rdck.ca>

Building & Permits — Village of Kaslo (RDCK delivers inspections)

<https://kaslo.ca/p/building-permits>

Building & Permits — RDCK

<https://rdck.ca/EN/main/services/building-inspection.html>

Waste Disposal — Kaslo Transfer Station / RDCK Recycling

<https://rdck.ca/EN/main/services/waste-recycling.html>

Water — Village of Kaslo utilities

<https://www.kaslo.ca>

Water — Community water systems & advisories (Interior Health)

<https://drinkingwaterforeveryone.ca>

Water — BC Water Licences (FrontCounter BC)

<https://www2.gov.bc.ca/gov/content/environment/air-land-water/water/water-licensing-rights/water-licences-approvals>

Victorian Community Health Centre, Kaslo (ER 9 am–5 pm Mon–Fri, 3-bed ER)

<https://www.interiorhealth.ca/locations/victorian-community-health-centre-of-kaslo>

Local Hospital — Kootenay Lake Hospital, Nelson (24/7 ER)

<https://www.interiorhealth.ca/locations/kootenay-lake-hospital>

Regional Hospital — Kootenay Boundary Regional Hospital, Trail (24/7 ER)

<https://www.interiorhealth.ca/locations/kootenay-boundary-regional-hospital>

Internet — Kaslo infoNet Society (community fibre/wireless)

<https://kin.bc.ca>

Internet — Telus

<https://www.telus.com>

Internet — Columbia Wireless

<https://columbiawireless.ca>

Internet — Starlink / Xplornet (rural alternatives — availability varies by property)

<https://www.starlink.com>

Canada Post

<https://www.canadapost.ca>

Kaslo & District Public Library

<https://kaslo.bc.libraries.coop>