

131 Washington St
North, Kaslo BC
\$448,000

Kootenay
BC 
REAL ESTATE  FAIR REALTY



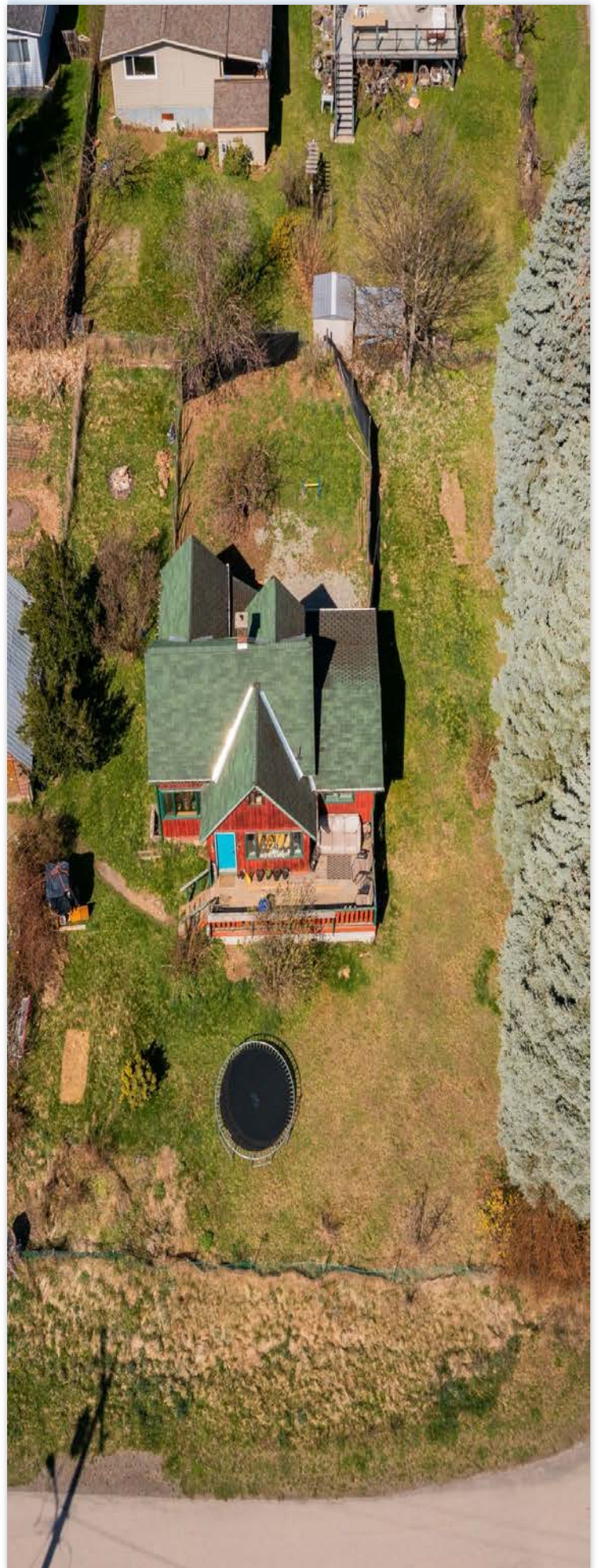
DETAILS

Discover the potential of this spacious 125' x 120' property located on a quiet corner in charming Kaslo, BC. Featuring two separately titled lots, this property includes a charming 2 bed 1.5 bath home, detached shop, and a lovely garden area — perfect for those with a vision. Whether you're looking for a renovation project or affordable housing, this is a rare opportunity to create your ideal mountain lifestyle.

Just a short walk to downtown, the school, and the health centre, this location offers the best of both convenience and tranquility. Surrounded by the natural beauty of the Kootenays, Kaslo is a vibrant community known for its outdoor recreation, clean glacial-fed waters, small-town spirit, and commitment to a simpler, slower pace of life. This property is your canvas to create the home and lifestyle you've been searching for.

MLS: 10344624 **Size:** 0.34 acres

Services: municipal water, septic, hydro and internet



TITLE

TITLE SEARCH PRINT

File Reference:

Declared Value \$274108

2025-04-10, 15:01:00

Requestor: Emily Early

CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN

Land Title District

Land Title Office

NELSON

NELSON

Title Number

From Title Number

CA8545613

CA1996370

Application Received

2020-11-03

Application Entered

2020-11-05

Registered Owner In Fee Simple

Registered Owner/Mailing Address:

Taxation AuthorityNelson Trail Assessment Area
Kaslo, Village of**Description of Land**

Parcel Identifier:

023-346-256

Legal Description:

PARCEL J (SEE XK5510) BLOCK 2 DISTRICT LOT 208 KOOTENAY DISTRICT
PLAN 559**Legal Notations**

NONE

Charges, Liens and Interests

NONE

Duplicate Indefeasible Title

NONE OUTSTANDING

Transfers

NONE

Pending Applications

NONE

TITLE

TITLE SEARCH PRINT

File Reference:

Declared Value \$15892

2025-04-10, 15:06:33

Requestor: Emily Early

CURRENT INFORMATION ONLY - NO CANCELLED INFORMATION SHOWN

Land Title District
Land Title OfficeNELSON
NELSON**Title Number**
From Title NumberCA8545614
CA1997940**Application Received**

2020-11-03

Application Entered

2020-11-05

Registered Owner In Fee Simple

Registered Owner/Mailing Address:

Taxation AuthorityNelson Trail Assessment Area
Kaslo, Village of**Description of Land**

Parcel Identifier:

016-224-515

Legal Description:

LOT 49 BLOCK 2 DISTRICT LOT 208 KOOTENAY DISTRICT PLAN 559

Legal Notations

NONE

Charges, Liens and Interests

NONE

Duplicate Indefeasible Title

NONE OUTSTANDING

Transfers

NONE

Pending Applications

NONE

TAX ASSESSMENT

4/22/25, 4:45 PM

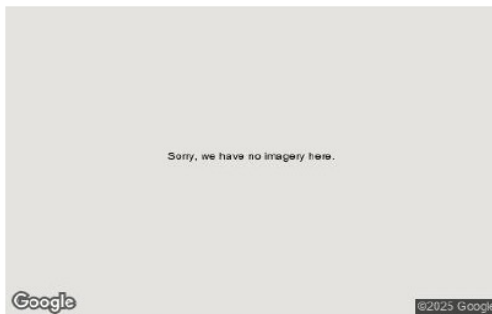
BC Assessment - Independent, uniform and efficient property assessment



The information in this report is provided for your information and convenience. If the information has been altered for any reason from the format in which it was originally received verification may be required by BC Assessment. In any case of doubt, the official BC Assessment records shall prevail.

131 N WASHINGTON ST KASLO

Area-Jurisdiction-Roll: 21-533-00374.100



Total value **\$376,000**

2025 assessment as of July 1, 2024

Land	\$139,000
Buildings	\$237,000

Previous year value	\$370,000
Land	\$131,000
Buildings	\$239,000

Property information

Year built	1947
Description	1.5 STY house - Basic
Bedrooms	3
Baths	2
Carports	C
Garages	G
Land size	15000 Sq Ft
First floor area	809
Second floor area	261
Basement finish area	120
Strata area	
Building storeys	2
Gross leasable area	
Net leasable area	
No.of apartment units	

Legal description and parcel ID

PARCEL J, BLOCK 2, PLAN NEP559, DISTRICT LOT 208,
KOOTENAY LAND DISTRICT, (SEE XK5510)
PID: 023-346-256

Sales history (last 3 full calendar years)

No sales history for the last 3 full calendar years

Manufactured home

Width
Length
Total area

PROPERTY DISCLOSURE STATEMENT



PROPERTY DISCLOSURE STATEMENT RESIDENTIAL

PAGE 1 of 4 PAGES



Date of disclosure: April 10 2025

The following is a statement made by the Seller concerning the premises located at:

ADDRESS: 131 N Washington St Kaslo

BC V0G1M0 (the "Premises")

THE SELLER IS RESPONSIBLE for the accuracy of the answers on this Property Disclosure Statement and where uncertain should reply "Do Not Know." This Property Disclosure Statement constitutes a representation under any Contract of Purchase and Sale if so agreed, in writing, by the Seller and the Buyer.	THE SELLER SHOULD INITIAL THE APPROPRIATE REPLIES.			
	YES	NO	DO NOT KNOW	DOES NOT APPLY

1. LAND

A. Are you aware of any encroachments, unregistered easements or unregistered rights-of-way?		JM		
B. Are you aware of any existing tenancies, written or oral?	JM			
C. Are you aware of any past or present underground oil storage tank(s) on the Premises?		JM		
D. Is there a survey certificate available?			JM	
E. Are you aware of any current or pending local improvement levies/charges?		JM		
F. Have you received any other notice or claim affecting the Premises from any person or public body?		JM		

2. SERVICES

A. Please indicate the water system(s) the Premises use: ☒ A water provider supplies my water (e.g., local government, private utility) ☐ I have a private groundwater system (e.g., well) ☐ Water is diverted from a surface water source (e.g., creek or lake) ☐ Not connected Other _____				
B. If you indicated in 2.A. that the Premises have a private groundwater or private surface water system, you may require a water licence issued by the provincial government.				
(i) Do you have a water licence for the Premises already?				JM
(ii) Have you applied for a water licence and are awaiting response?				JM
C. Are you aware of any problems with the water system?		JM		
D. Are records available regarding the quality of the water available (such as geochemistry and bacteriological quality, water treatment installation/maintenance records)?			JM	

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BUYER'S INITIALS

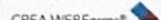
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SELLER'S INITIALS

BC1002 REV. NOV 2023

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PROPERTY DISCLOSURE STATEMENT

April 10 2025

PAGE 2 of 4 PAGES

DATE OF DISCLOSURE

ADDRESS: 131 N Washington St Kaslo

BC V0G1M0

2. SERVICES (continued)	YES	NO	DO NOT KNOW	DOES NOT APPLY
E. Are records available regarding the quantity of the water available (such as pumping test or flow tests)?				JM
F. Indicate the sanitary sewer system the Premises are connected to: ☐ Municipal ☐ Community ☒ Septic ☐ Lagoon ☐ Not Connected Other _____				
G. Are you aware of any problems with the sanitary sewer system?		JM		
H. Are there any current service contracts; (i.e., septic removal or maintenance)?		JM		
I. If the system is septic or lagoon and installed after May 31, 2005, are maintenance records available?			JM	

3. BUILDING

A. To the best of your knowledge, are the exterior walls insulated?	JM			
B. To the best of your knowledge, is the ceiling insulated?	JM			
C. To the best of your knowledge, have the Premises ever contained any asbestos products?		JM		
D. Has a final building inspection been approved or a final occupancy permit been obtained?	JM			
E. Has the fireplace, fireplace insert, or wood stove installation been approved: (i) ☐ by local authorities? (ii) ☒ by a WETT certified inspector?	JM			
F. Are you aware of any infestation or unrepaired damage by insects, rodents or bats?		JM		
G. Are you aware of any structural problems with any of the buildings?		JM		
H. Are you aware of any additions or alterations made in the last 60 days?		JM		
I. Are you aware of any additions or alterations made without a required permit and final inspection; e.g., building, electrical, gas, etc.?		JM		
J. Are you aware of any problems with the heating and/or central air conditioning system?		JM		
K. Are you aware of any moisture and/or water problems in the walls, basement or crawl space?		JM		
L. Are you aware of any damage due to wind, fire or water?		JM		

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BUYER'S INITIALS

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SELLER'S INITIALS

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PROPERTY DISCLOSURE STATEMENT

April 10 2025

PAGE 3 of 4 PAGES

DATE OF DISCLOSURE

ADDRESS: 131 N Washington St Kaslo

BC V0G1M0

3. BUILDING (continued)

	YES	NO	DO NOT KNOW	DOES NOT APPLY
M. Are you aware of any roof leakage or unrepaired roof damage? (Age of roof if known: _____ years)		JM		
N. Are you aware of any problems with the electrical or gas system?		JM		
O. Are you aware of any problems with the plumbing system?		JM		
P. Are you aware of any problems with the swimming pool and/or hot tub?				JM
Q. Do the Premises contain unauthorized accommodation?		JM		
R. Are there any equipment leases or service contracts; e.g., security systems, water purification, etc?		JM		
S. Were these Premises constructed by an "owner builder," as defined in the <i>Homeowner Protection Act</i> , within the last 10 years? (If so, attach required Owner Builder Disclosure Notice.)		JM		
T. Are these Premises covered by home warranty insurance under the <i>Homeowner Protection Act</i> ?		JM		
U. Is there a current "EnerGuide for Houses" rating number available for these premises? (i) If yes, what is the rating number? _____ (ii) When was the energy assessment report prepared? _____ (DD/MM/YYYY)		JM		
V. To the best of your knowledge, has the premises been tested for radon? (i) If yes, was the most recent test: ☐ short term or ☐ long term (more than 90 days) Level: _____ ☐ bq/m3 ☐ pCi/L on _____ date of test (DD/MM/YYYY)		JM		
W. Is there a radon mitigation system on the Premises? (i) If yes, are you aware of any problems or deficiencies with the radon mitigation system?		JM		

4. GENERAL

A. Are you aware if the Premises have been used to grow cannabis (other than as permitted by law) or to manufacture illegal substances?		JM		
B. Are you aware of any latent defect in respect of the Premises? <i>For the purposes of this question, "latent defect" means a defect that cannot be discerned through a reasonable inspection of the Premises that renders the Premises: (a) dangerous or potentially dangerous to occupants; or (b) unfit for habitation.</i>		JM		

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BUYER'S INITIALS

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SELLER'S INITIALS

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PROPERTY DISCLOSURE STATEMENT

April 10 2025

PAGE 4 of 4 PAGES

DATE OF DISCLOSURE

ADDRESS: 131 N Washington St Kaslo

BC V0G1M0

4. GENERAL (continued)

	YES	NO	DO NOT KNOW	DOES NOT APPLY
C. Are you aware of any existing or proposed heritage restrictions affecting the Premises (including the Premises being designated as a "heritage site" or as having "heritage value" under the <i>Heritage Conservation Act</i> or municipal legislation)?		JM		
D. Are you aware of any existing or proposed archaeological restrictions affecting the Premises (including the Premises being designated as an archaeological site or as having archaeological value under applicable law)?		JM		

5. ADDITIONAL COMMENTS AND/OR EXPLANATIONS (Use additional pages if necessary)

The Seller states that the information provided is true, based on the Seller's current actual knowledge as of the date on page 1. Any important changes to this information made known to the Seller will be disclosed by the Seller to the Buyer prior to closing. The Seller acknowledges and agrees that a copy of this Property Disclosure Statement may be given to a prospective Buyer.

PLEASE READ THE INFORMATION PAGE BEFORE SIGNING.

SELLER(S)

SELLER(S)

SELLER(S)

The Buyer acknowledges that the Buyer has received, read and understood a signed copy of this Property Disclosure Statement from the Seller or the Seller's brokerage on the _____ day of _____ yr _____.

The prudent Buyer will use this Property Disclosure Statement as the starting point for the Buyer's own inquiries.

The Buyer is urged to carefully inspect the Premises and, if desired, to have the Premises inspected by a licensed inspection service of the Buyer's choice.

The Buyer acknowledges that all measurements are approximate.

BUYER(S)

BUYER(S)

BUYER(S)

The Seller and the Buyer understand that neither the Listing nor Selling Brokerages or their Managing Brokers, Associate Brokers or Representatives warrant or guarantee the information provided about the Premises.

*PREC represents Personal Real Estate Corporation

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EXPENSES

Property Taxes:



2024
\$ 2512.75

Municipal Water:



2024
\$ 378 approx. / year

Insurance (HUB):

\$1389/ year



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

UPGRADES

- New vinyl flooring in the kitchen and upstairs in 2021
- Reinforced and leveled the front dining room/entrance floor.
- In the upstairs bathroom: New toilet and tile floor. New waterproof membrane below the tile and sealed the baseboard trim against water.
- Put down a new insulated floor and vapor barrier in the crawlspace under the laundry room
- Installed ¼ in galvanized Steel mesh, in addition to copper mesh and pestblock to seal the house against rodents and insulate against drafts.
- Raised the height of the ceiling in the laundry room by a few feet.
- New back porch and stairs

WETT Inspection

jordan.mckinney 988@gmail.com

Customer Jordan McKinney
 Address 131 Washington St
 City KASLO Prov. P.C.
 Phone 353 3447
 Date Nov 27/20 Time 8am
 Last Cleaned Unknown ☐
 No. of Stories Chimney Cap yes ☐ no ☒
 Woodstove: Insert ☐ Freestanding ☐ Pellet ☐
 Fireplace Type: Masonry ☐ Modular ☐ Prefab ☐
 Type of Wood Used: Soft ☐ Hard ☐ Wet ☐ Dry ☐
 Number of cords burned per season
 Number of flue(s) 1 Size(s) 5.5

Chimney Cricket

302 Union Street
 Nelson, BC V1L 4A6
 (250)352-6493 #1709



Comments/Recommendations:

- wood stove is a CFI corporation DW 1000x
 Warnock Hersey certified OK
- FRP floor pad OK
- smoke pipe is double wall OK
- chimney has been relined with
 5.5 SS flex liner OK

CUSTOMER ACKNOWLEDGEMENT

Important Notice:

This condition report is the result of a cursory inspection. It is only intended as a record of this inspection. This report does not constitute an express or implied warranty of safety or function. Conditions of improper construction and deterioration from use are beyond our control and not the subject of this report.

CUSTOMER VERIFICATION

I also understand which areas if any of my woodburning system appear to be unsatisfactory based on this cursory inspection.

Signed Jordan McKinney Date Nov 27th 2020

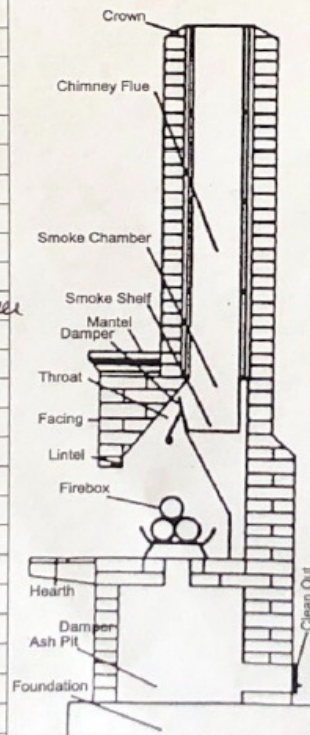
NEXT SERVICING RECOMMENDED

Date

Fireplaces and/or chimneys should be inspected yearly for any structural faults, and all wood burning appliance flues should be cleaned at least once a year.

Sweep or Mason's Signature Jordan McKinney Date Nov 27/20

UNSATISFACTORY NOT APPLICABLE	CONDITION REPORT
	FIREPLACE
	1. Brickwork/Face/Hearth
	2. Firebrick Firebox
	3. Grate/Ashpit
	4. Damper
	5. Smoke Chamber/Self
	CHIMNEY
OK	6. Brickwork/Mortar
OK	7. Flashing
OK	8. Flue Pipes <u>SS flex liner</u>
	9. Animals in Flue
OK	10. Crown/Wash
	11. Chimney Cap/Cover
	12. Spark Arrestor
OK	13. Height
	14. Cleanout
	WOODSTOVE/INSERT
OK	15. Stove Pipe Condition and Screws
OK	16. Stove Condition and Gaskets
OK	17. Installation and Measurements
	OTHER FIRE SAFETY
OK	18. Fire Extinguisher <u>T</u>
OK	19. Smoke Detectors
	20. Fire Escape Plan
	21. Spark Screen/Doors
OK	22. Fireplace Tools



Danger Signs

- 3rd Degree Glazed Creosote
- Has had chimney fire

yes ☐ no ☒
 yes ☐ no ☐

Receipt	Price
install + supply	1080.00
PSR	75.60
+ inspection	54.00
Lab	900.00
OK for insurance	
SUBTOTAL	
GST	45.00
do e transfer TOTAL	2154.60

do preney@hotmail.com

Thank You

Status: Filed

Plan #: NEP559 App #: N/A Ctrl #:

RCVD: 1999-02-05 RCST: 2025-04-10 15:13:24

655

PLAID

SHOWING SUBDIVISION OF

Blocks

321, 322, 35, 42, 43

KASLO CITY

PORTIONS OF LOTS 208 & 209

KOOTENAY DISTRICT

Lots 138-142 Blk 2 cancelled pursuant to
New Parcel G (see XF66654).
Lot 71 Blk 11 cancelled pursuant to S19 (see
New Parcel E (see XF50000) & L

Black 22 is improved by 1875 1878
 superior parent to the Great Kentucky 26

I should be sorry to have anyone
 without the Great Kentucky of 1875
 really like this one has been made
 by the way, and is a frequent order
 for growth, and is a frequent order
 of the Great Kentucky 26.

The Registrar General
Victoria B.C.
Please Register this Map.
Geo. V. Kane

LTSA MAP

ParcelMap BC Print Report



April 22, 2025

 Interest

WARNING: MAP IS NOT PRINTED TO SCALE

Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

Cadastral data from ParcelMap BC
Copyright 2025 LTSA

RDCK MAP

4/23/25, 10:10 AM

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RDCK Property Report

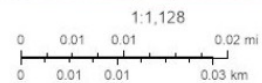
Area of Interest (AOI) Information

Area : 0.34 acres

Apr 23 2025 10:10:41 Pacific Daylight Time



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



Mapax

RDCK REPORT

4/23/25, 10:10 AM

about:blank

Cadastre - Property Lines

#	Folio	PID	Site Address	Actual Use	Plan Number
1	533.00374.100	023-346-256	131 WASHINGTON ST, KASLO	Single Family Dwelling	NEP559

#	LTO Number	Lot	Block	District Lot	Land District
1	CA8545613	-	2	208	KOOTENAY

#	Legal Long	Lot Size	Lot Description	Area(acres)
1	PARCEL J BLOCK 2 PLAN NEP559 DISTRICT LOT 208 KOOTENAY LAND DISTRICT (SEE XK5510)	15000	SQUARE FEET	0.34

Addressing

#	Full Address	Unit	Number	Street Name	Street Type	Community	Count
1	131 WASHINGTON ST N	-	131	WASHINGTON	ST	Kaslo	1

Electoral Areas

#	Area Name	Director	Area(acres)
1	Kaslo	Suzan Hewat	0.34

Fire Service Areas

#	Bylaw	Department	Area(acres)
1	2300	KASLO	0.34

Water Systems

#	District	Bylaw	Service Type	Area(acres)
1	KASLO	-	MUNICIPAL	0.34

Zoning

#	Zoning Class	Class Description	Area Name	Bylaw Number	Area(acres)
1	R1	Single and Two Family Residential	Village of Kaslo	1130	0.34

Official Community Plan

#	Bylaw	Class	Class Description	Legend	Area(acres)
1	1280	RN	Neighbourhood Residential	Suburban Residential	0.34

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

SUMMARY

Summary Sheet

131 WASHINGTON ST N Kaslo BC

PID	023-346-256
Legal Description	PARCEL J (SEE XK5510) BLOCK 2 DISTRICT LOT 208 KOOTENAY DISTRICT PLAN 559
Plan	NEP559
Zoning	R1 - Single Family and Two Family Residential Zone
Community Plan(s)	OCP: RN - Neighbourhood Residential, not in ALR



Year Built	1947	Structure	SINGLE FAMILY DWELLING
Lot Size	14987.69 ft²	Bedrooms	3
Bathrooms	2	Dimensions	-
Max Elev.	610.86 m	Min Elev.	606.00 m
Floor Area	1190 Ft²	Walk Score	42 / Car-Dependent
Transit Score	-	Annual Taxes	\$2,342.00

ASSESSMENT

	2024	%	2025
Building	\$239,000	↓ -0.84	\$237,000
Land	\$131,000	↑ 6.11	\$139,000
Total	\$370,000	↑ 1.62	\$376,000

APPRECIATION

	Date	(\$)	% Growth
Assessment	2025	\$376,000	↑ 37.17
Sales History	03/11/2020	\$274,108	↑ 138
	31/05/2005	\$115,000	-

RECENT MLS® HISTORY

	Status (Date)	DOM	LP/SP	Firm
2109908KO	Sold 31/05/2005	6	\$118,000 / \$115,000	Coldwell Banker Rosling Real Estate (Kaslo)
2098353KO	Expired 31/10/2003	104	\$115,000 / \$0	Coldwell Banker Rosling Real Estate (Kaslo)

DEVELOPMENT APPLICATIONS

-

SCHOOL CATCHMENT

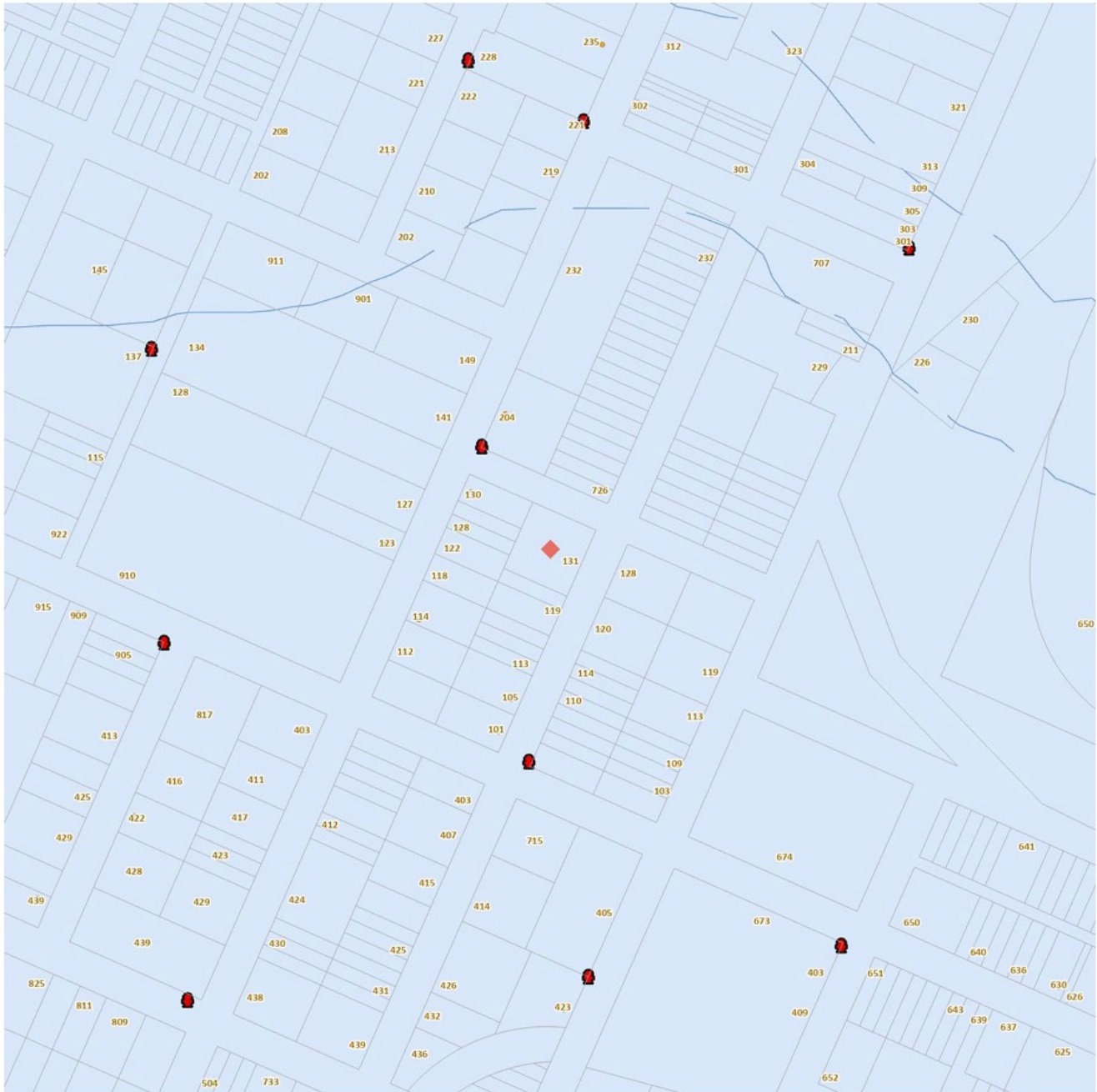
	Elementary	Nearest Middle	Secondary
Catchment	J V Humphries	Trafalgar Middle School	J V Humphries
School District	SD 8	SD 8	SD 8
Grades	K - 12	6 - 8	K - 12

The enclosed information, while deemed to be correct, is not guaranteed.

UTILITIES MAP

Regional District of Central Kootenay GIS

Utilities



Legend

Hydrant

Stand Pipe

Other

MUNICIPAL OWNED

Streams and Shorelines

Lakes and Rivers

Cadastre - Property Lines

RDCK OWNED

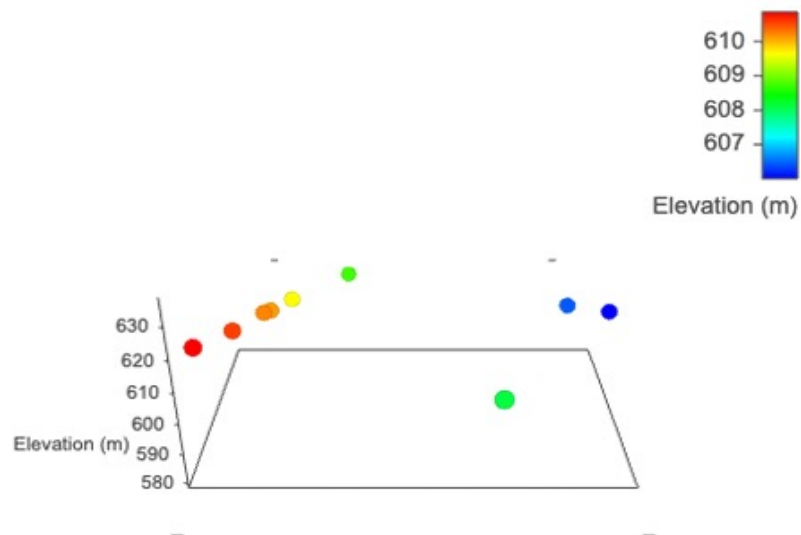
Address Points

ELEVATION

Estimated Lot Dimensions and Topography



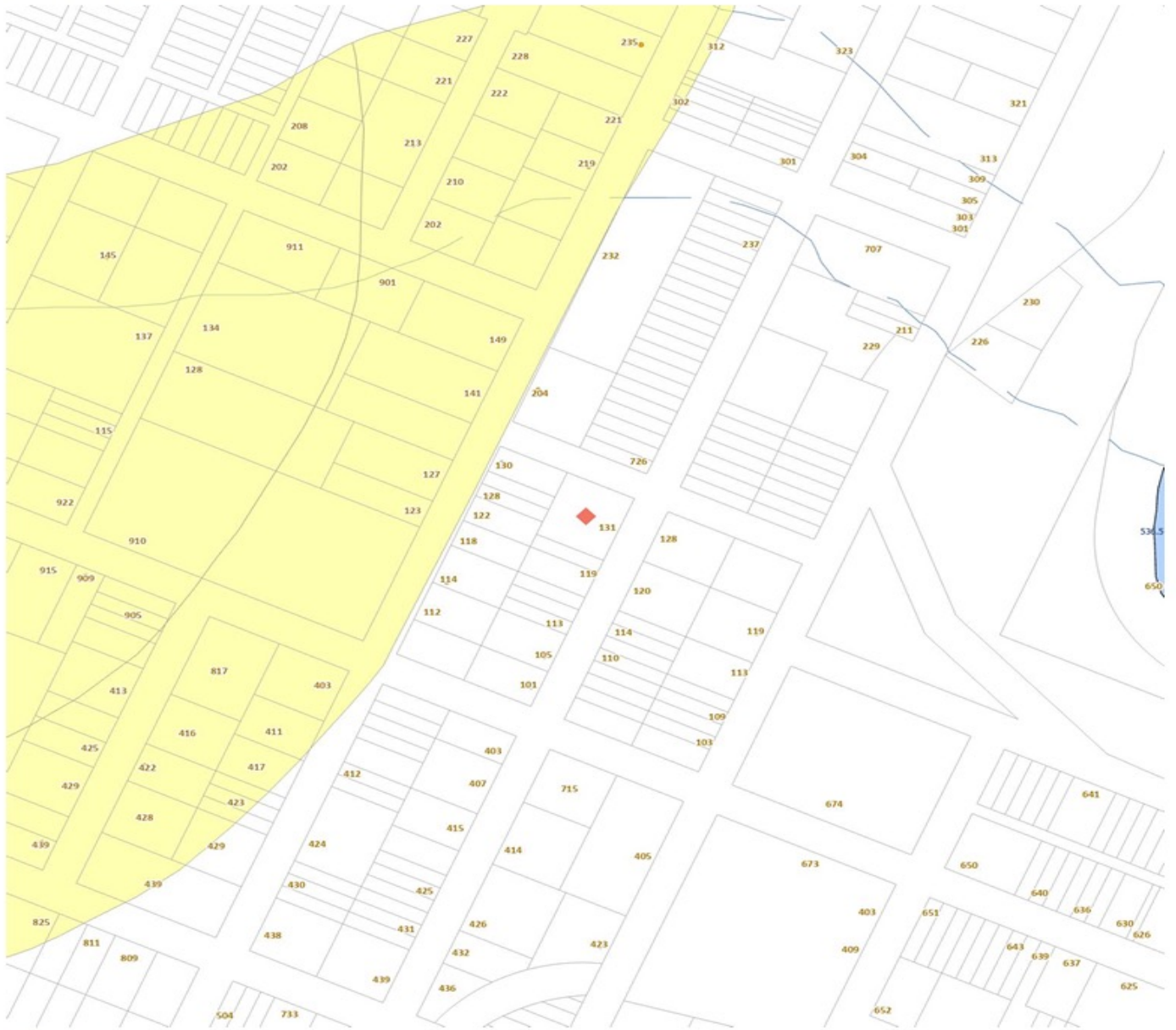
The lot dimensions shown are estimated and should be verified by survey plan.



Max Elevation: 610.86 m | Min Elevation: 606.00 m | Difference: 4.86 m

FLOOD MAP

Flood and Hazard



Legend

■ Flood Construction Levels - 1990
□ Cadastre - Property Lines

■ Non Standard Flooding Erosion Area
● Address Points

— Streams and Shorelines

■ Lakes and Rivers

ZONING

Land Use

Zoning



Subject Property Designations:

Code: **R1**

Description: Single Family and Two Family Residential Zone

Layer Legend:

	Code	Description
■	R1	Single Family and Two Family Residential Zone
■	C3	Neighbourhood Commercial Zone
■	C1	Waterfront Commercial Zone

ZONING

ZONING REGULATIONS

R-1 – SINGLE FAMILY AND TWO FAMILY RESIDENTIAL

Permitted Uses

- a. Single Family Dwelling and Two-Family Dwelling
- b. School, Church, Hospital, Personal Care Facility and Day Care
- c. Public buildings and uses
- d. Accessory Uses and Buildings
- e. Home occupation
- f. Bed and Breakfast , subject to the regulations in section 2.9.
- g. Carriage House/Secondary Suites, subject to regulations 2.13 or 2.10
- h. Short Term Rental Accommodation, subject to same regulations in Section 2.9 as Bed and Breakfast home occupations.

Lots created by Subdivision

- a. Single Family Dwelling:
 - i) Site area (minimum) – 464 square metres (4,994.5 square feet)
 - ii) Street Frontage (minimum) – 15 metres (49.2 feet)
- b. All other uses (including duplexes and semi-detached dwellings):
 - i) Site Area (minimum) – 765 square metres (8,234 square feet)
 - ii) Street Frontage (minimum): - 22 metres (72.2 feet)

Height

- a. Building height (maximum) - 10m

Setbacks and Projections

- a. Front Yard setback (minimum) - 7.5m
- b. Rear Yard setback (minimum) - 4.5m
- c. Side Yard setback (minimum) - 1.5m from interior lot line
- d. Side Yard setback (minimum) - 4.5m from exterior lot line
- e. Projections (maximum) - 0.6m into setback

Site Coverage, Open Site Space and Parking

- a. Site coverage (maximum) - 40%
- b. Open site space (minimum) - 30% of the area of a lot and 33% of a rear yard
- c. Parking - Subject to the regulations in Section 4

COMMUNITY INFORMATION

Type	Centre	Distance (km)	Driving Time
School	J.V. Humphries, Kaslo	230m	1 min
Shopping	Front Street, Kaslo	1	4 min
Airport	West Kootenay Regional Airport, Castlegar	110	1 hr 34 min
	Trail Regional Airport	147	1 hr 59 min
Major Cities	Kelowna, BC	335	4 hr 37 min
	Nelson, BC	69.5	1 hr 4 min
	Spokane, WA	307	4 hr 2 min
	Cranbrook, BC	227	3 hr 30 min
	Calgary, AB	604	7 hr 12 min
	Vancouver, BC	727	8 hr 26 min
Hospital/ Medical Centre	Victorian Community Health Centre, Kaslo	600m	4 min
	North Kootenay Lake Community Services	1	3 min
	Kootenay Boundary Regional Hospital, Trail	140	1 hr 58 min
	Kootenay Lake Hospital, Nelson	69.1	1 hr 3min
Dentist	Kootenay Lake Dental Clinic, Nelson	68.8	1 hr 2 min
	Nelson Ave Dental Clinic, Nelson	67.4	59 min
	Silverton Dental Clinic, Silverton	51.4	48 min
Postal Services	Canada Post, Kaslo	650m	2 min
Library	Kaslo Library	950m	3 min

Kaslo

Kaslo, with a population of just 1,000 is actually the largest community on the main body of Kootenay Lake. Kaslo is nestled in a valley, surrounded by a lush forest and Kootenay Lake. Downtown is thriving with artisans and artists, and a beautiful park with pristine beaches lines the village. Heritage buildings have been lovingly restored, along with the S.S. Moyie, the world's oldest intact sternwheeler.

The area's waterways and surrounding mountains provide plenty of opportunity for outdoor adventure.

Outdoor Recreation

Explore Kootenay Lake in a powerboat, sailboat, kayak, or canoe. Renting a houseboat from Kaslo's Shipyard's fleet is another option. Go hiking on groomed trails or wilderness terrain in provincial parks. There are no less than five of these (and one rugged conservancy) nearby, including the stunning Kokanee Glacier Provincial Park. Boating, sport fishing, swimming, water-skiing, kayaking, canoeing, scuba diving, hiking, mountain & tour biking, ATV touring, golfing, horseback riding, cross-country skiing, snowmobiling, cat-skiing, heli-skiing, paragliding.

Weather

Average Yearly Rainfall (mm): 698

Average Yearly Snowfall (cm): 188

Average Highest Temperature (c): 25

Average Lowest Temperature (c): -5

COMMUNITY INFORMATION

Recreational Facilities

Facilities in and around Kaslo include a 9-hole golf course, Ice Arena for public skating, hockey and curling, a number of Provincial Parks and campgrounds, a skateboard park, public beaches, tennis courts and riding arena.

Historic and Heritage Sites

Kaslo village itself is home to several important historic and heritage sites including the SS Moyie, the world's oldest intact passenger sternwheeler. Its restoration has been passionately pursued by spirited volunteers for more than half a century. Abroad the SS Moyie enter a world of classic Victorian design and engineering and learn a whole lot about Kootenay Lake history.

Festivals and Events

Give a big round of applause to this tiny community for hosting an exceptionally charming jazz event.

The Kaslo Jazz Festival draws music-lovers from far and wide in August, as people come to see live music from international swing, blues and jazz musicians. The music festival has been staged every August since 1991. Audiences line the beach to enjoy incredible jazz music performed from a floating stage.

The IDidaRide and Run is another popular event for keen runners and mountain bikers, held in August. The event offers five events-three rides and two runs. The 41km is a ride only, while the 20km and 8.5km are ride or run events.

May Days is a century old Kaslo tradition, featuring maypole dancing, loggers' sports, and a parade that offers double the fun by circling the village centre twice.

Geography

The village of Kaslo is the largest community located on the main body of Kootenay Lake. Most of the village of Kaslo sits on the floodplain formed by the outflow of the Kaslo River. The remainder of the village is located on bench land above the downtown core. The village is framed by the Purcell Mountain Range to the east and the Selkirk Mountain Range to the west. Mount Loki (2,779m/9,117ft) rises dramatically across Kootenay Lake and is a popular hike for locals. The Selkirks are home to the Goat Range and Kokanee Glacier Provincial Parks. Both parks offer a full range of four season recreational opportunities.

Economy

Overall, the average employment rate of Kaslo, BC is growing at an average of 0.14% per year over the past 15 years. In the last two census, its employment rate grew by 9 per cent, an average growth rate of 4.57% from 2011 to 2016. A growing employment rate signals that competition between job applicants are intensifying and that finding a job is becoming harder. It can also mean lower tax revenues for governments in the next few years, as people will have lower incomes to be taxed.

Government

The Village of Kaslo is governed by a Mayor and four councillors and is administered by three professional staff.

PICTURES



RESOURCES

Kul Nijjar and Emily Early, Your Kootenay Property Matchmaker: <http://kootenaybc.com>

Village of Kaslo: <http://www.kaslo.ca/>

For land use and planning, business licensing, taxes, permits inside of the Village of Kaslo limits.

Regional District of Central Kootenay: <http://www.rdck.ca/>

For building permits, land use and planning, fire services, parks and recreation etc. inside Areas A-K.

Chamber of Commerce: <http://www.kaslochamber.com/>

Kaslo and Area Guide: <http://visitkaslo.com/>

Municipal Garbage Collection: <http://www.kaslo.ca/content/municipal-waste-collection>

Municipal garbage collection is in on Tuesdays. Your garbage must be out by 8:00am to guarantee collection.

Bags must have an orange tag sold by either the Village Office or Kaslo Husky (Mohawk). The cost of a tag is the same as the tipping fee for a bag of residential garbage at the RDCK* transfer station.

*There is no minimum number of bags covered by taxes or annual user fees. You must buy tags for all garbage that you put out.

Recycle BC blue container curbside collection is at no additional fee and is not funded through user fees or property taxation.

Waste Disposal: <http://www.rdck.ca/EN/main/services/waste-recycling>

Water Analysis: <https://kaslo.civicweb.net/filepro/documents/7399>

*Open latest Circulation Package for up-to-date water analysis reports

Health Care:

Victorian Community Health Centre: 250-353-2291 ext.5

Satellite TV Providers:

Shaw: <https://www.shaw.ca/tv/satellite-tv>

Internet

Kaslo infoNet Society: <https://kin.bc.ca/>

East Shore Internet Society: <http://www.eastshoreinternet.ca/>

Columbia Wireless: <http://columbiawireless.ca/>

Telus: <https://www.telus.com>

Hospital

Victorian Community Health Centre: <https://www.interiorhealth.ca>

Post Office

Canada Post: <https://www.canadapost.ca>