

Active		14167 BATNUNI LAKE ROAD		For Sale	Business with Property
C8078508		Vanderhoof - Rural		Business with Property	
List Date: 5/5/2026	Exp Date: 10/31/2026	Vanderhoof And Area		For Sale Price:	\$1,100,000
Seller Accept Date:		V2J 3H9		Orig. Pri... \$1,100,000	Prev. Price:\$0
Subj Removal Date:	DOM: 0			Leased/Sold Price: /	
Completion Date:	Org: N				



Zoning: **C2** Gross Prop Tax: **\$3,063.50** Tax Yr: **2025** Sale Type: **Asset**
P.I.D.#: **016-289-595** Building/Complex Name: **Batnuni Lake Resort**

BATNUNI LAKE RESORT: A RECREATIONAL GOLD MINE. Own a premier four-season destination in BC's Cariboo region. This 7.55-acre turnkey resort is a once-in-a-lifetime business opportunity for the ultimate outdoor enthusiast. As the only private resort on the lake, you control 750 ft of low-bank shoreline and a gateway to 7 km of world-class fishing. Infrastructure & Facilities: The Lodge: 4,000+ sq ft with 8 lakeview bedrooms, a spacious owner's suite, and a massive waterfront dining hall. Guest Village: 7 guest cabins with heat and washrooms, a 4-bathroom shower house, and charming log cabins ready for your vision. The Gear: A new 36x40 ft heated shop and high-efficiency solar system with generator backup for reliable, year-round off-grid operations. The Business Opportunity: With steady repeat business from anglers, families, and corporate groups, the foundation is solid. Scale your ROI with RV sites, weddings, or guided adventure tourism. Full package available. Contact Trevor Finch for more info.

MEASUREMENTS:

Subj. Space Sq.Ft: **4,180** Space Avail for Lse:
Subj. Space Width Whse/Indust.Sq.Ft:
Subj. Space Depth: Office Area Sq. Ft:
Land Size Sq.Ft: **328,878.00** Retail Area Sq. Ft:
Land Size Acres: **7.55** Mezzanine Sq. Ft:
Acres Freehold: Other Area Sq. Ft:
Acres Leasehold: Main Resid. Sq.Ft:
Subj Prop Width ft.: Min. Divisible Space:
Subj Prop Depth ft.: Max. Contig. Space:

LEASE DETAILS:

Lease Type:
Lease Expiry Date:
Lse Term/Months:
Is a Sub-lease?:
Strata Fees/Month:

Seller's Int.: **Registered Owner**
Int. In Land: **Freehold**
First Nat.Res:
Occupancy: **Owner**

NET / GROSS RENT DETAIL...

Basic Rent per Annum/SF:
Est. Additional Rent / SF:
Basic Rent per Month:
Est. Add. Rent per Month:
Basic Rent per Annum:

Gross Rent per Annum/SF:
Gross Rent per Month:
Gross Rent per Annum:

BASIC BUILDING & PROPERTY DETAILS:

of Buildings: **8** # of Docks
of Storeys: **2** # of Grade Doors:
of Elevators: # of Loading Doors:
Parking Spaces: Clear Ceiling Ht (ft):
Year Built: **1983** Class of Space:
Building Ty... **Freestanding, Low Rise (2-4 storeys), Mixed Use**

Potential to Redevelop? Comments:

Environ. Assess.Done? **Not Applicable** Comments:

MULTI-FAMILY DETAILS:

of Bachelor Apts:
of Studio Apts:
of 1 Bdrm Apts:
of 2 Bdrm Apts:
of 3 Bdrm Apts:
of 4+ Bdrm Apts:
of Penthouse Apts:
Total # of Apts
of Other Units:
Total # of Units:
APOD Cap Rate

BUS/BWP & AGR DETAILS:

Major Business Type:
Accommodation Travel & Tourism
Minor Business Type:
Resort
Business Name (d.b.a.):
Batnuni Lake Resort

Bus. Oper. Since (yr):
Confidentiality Req'd: **Yes**
Major Use Description:

LEGAL: DISTRICT LOT 94 RANGE 4 COAST DISTRICT EXCEPT PLAN PRP14576

REALTOR Information Package Available for serious inquiries only, and a Confidentiality Agreement. Vendor Financing Available for the right
REMARKS: client and the right terms.

DESIGNATED AGENT(S):

1 Trevor Finch - PREC - CONTC: 250-640-3325
eXp Realty - OFC: 833-817-6506
tfinch.pg@gmail.com

2

3

Commission: **2%**

Seller/Landlord:**SILVER GLEN MINES INC., INC.NO. BC0920822**

Sell Firms: **1.**

Buyer Agents:**1**

2.

2

3.

APPOINTMENT INFORMATION:

Contact Listing REALTOR®

Trevor Finch
250-640-3325

Virtual Tour:

Brochure: <https://www.batnunikeresort.com/>