



## **Newsletter: Summer 2006**

### ***Pinnacle International Real Estate Update***

As you are aware we've been faced with many challenges over the past couple of years and the result throughout the Resort has been declining visitors as well as declining revenues. Although this is true across the board, the Pinnacle International Resort has managed to stay ahead with some of the strongest revenues of Phase 2 properties.

There has not been a lot of activity in the Pinnacle, simply because there has not been a lot available for sale.

Currently there are 2 units on the market and the only sale in 2006 was of unit #408 which I listed and sold in June. If you have been thinking of selling your property there really couldn't be a better time. If you would like a market evaluation done or have any real estate questions, please don't hesitate to give me a call today!

Summer has arrived in Whistler, and with it has come lots of activity!! Expansions of the Bike Park, mountain terrain, and lots of preparation for the 2010 Winter Olympics are keeping the village very busy. Come and enjoy the mountains, valleys, rivers and lakes and the many activities like Zip Trekking, mountain biking, swimming, and biking that they provide.

I welcome summer, and invite you take the opportunity to come and visit Whistler this summer. It would be my privilege to assist you with any investment goals you may have.

-Lance Lundy

## Here are some summer highlights...



**July 15, 2006 - July 16, 2006.** The 24th Annual Whistler Children's Art Festival comes alive in Creekside featuring a multitude of hands-on workshops in fine arts, crafts, and performing arts led by professional artists and performers. Popular main stage entertainers, clowns, face painters and roving performers are on-hand for a weekend of fun for the whole family. This two-day family event is hosting live entertainment and art workshops.

### *A Midsummer's Night Dream*

**Shakespeare in Whistler?** Absolutely. Whistler is proud to welcome its first professional theatre group performing outdoors nightly right here in the mountains from **Aug 4 – Sept 3, 2006.**

Audience members will have the opportunity to watch the production by William Shakespeare in an open-backed tent with a spectacular view of the local Whistler mountains and sky.

### *LUNAFLICKS*

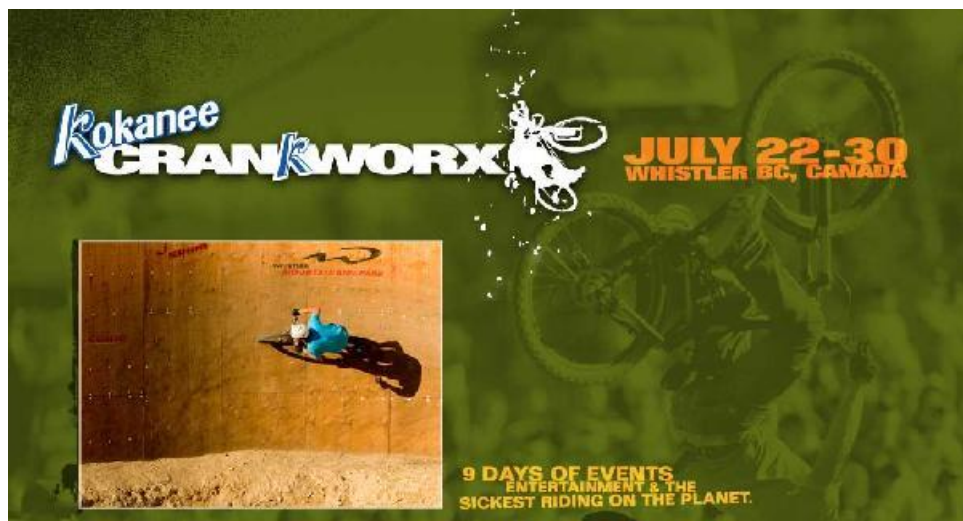
Outdoor movies have become a popular summer activity in towns and cities around the world and Whistler is no exception. Lunaflicks is back this summer for a fourth season of edgy films every Thursday under the stars at Lost Lake Park.

The weekly movies are becoming something of a Whistler summer tradition, with groups of people with lawn chairs in tow making the trek to Lost Lake every Thursday to catch award-winning, “feisty” films, said Kiran Pal, organizer of the film series.



## Whistler's Farmers Market

The Whistler Farmers' Market is part of the BC Farmers' Market Association. All the participating vendors from Lions Bay to Lytton have to make, bake or grow their wares. The idea is to feature local artisan talents and farmer produce - whether it's vegetables, fruits, flowers, paintings, craft furniture or wines. Great quality without a factory label! The Farmer's Market runs every Sunday from 11am-4pm starting June 18, 2006. Located in the Upper Blackcomb Village along the pedestrian promenade.



## Kokanee Crankworx -

One of the world's premier mountain bike festivals, showcases Whistler, BC as the ultimate downhill biking destination by combining gargantuan stunt sessions and mind-blowing speed events with the world's best mountain bikers competing for cash and prizes totaling over \$30,000.

## 2010 OLYMPIC UPDATE

Construction is already underway for the **Alpine, Nordic, Sliding and Paralympic** events that will be held in Whistler, in new or existing facilities. An **Athletes' Village** and media centre for Whistler based athletes and media will also be developed. Each venue will meet or exceed Olympic and international sport federation standards and will have a plan for post-Games use.

### Sport Venue Status

This list is subject to change as work continues on venue development and placement as part of the Bid process.

Olympic Sports Event	Proposed Venue	Facility
Alpine Skiing - Downhill, Super G, Downhill Combined	Whistler Creekside, Whistler	Existing
Alpine Skiing - Slalom, Giant Slalom, Slalom Combined	Whistler/Blackcomb, Whistler	Existing
Biathlon	Whistler Nordic Centre	New
Cross Country Skiing	Whistler Nordic Centre	New
Nordic Combined	Whistler Nordic Centre	New
Ski Jumping	Whistler Nordic Centre	New
Bobsleigh	Blackcomb Mt, Whistler	New
Luge	Blackcomb Mt, Whistler	New
Skeleton	Blackcomb Mt, Whistler	New

### NORDIC CENTRE

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The Whistler Nordic Centre is located 15 km south of Whistler Village, and 8 km from the Olympic/Paralympic Olympic village, in the Callaghan Valley. It's on a 250 hectare site, part of which has been previously logged and will be the competition venue for biathlon, ski jumping, Nordic combined and cross country ski events. Construction of the Nordic venue began in April 2005. Overall construction costs are estimated at \$102 million.

The project involves competition trails, ski jumps, a biathlon facility, three temporary stadiums each with spectator capacity of 12,000, sewer/water/power services, access roads and internal roads, parking lots, lodges and other related infrastructure facilities.

Sustainability measures include old growth forest protection, wetland protection, a consolidated venue footprint, and re-use of site materials and resources during construction.

Completion is expected in 2007, with the Canadian National Teams getting first crack at the facilities. Olympic Test events will be held in 2008 and Paralympic test events in 2009, prior to the Games in 2010.

Post-Games, the Nordic facilities will serve as a legacy for the enjoyment of local residents, visitors and athletes in a variety of ways from recreational uses to high performance sport. An additional 50-75 kilometres of recreational trails are proposed around the Nordic competition site.

## **SLIDING CENTRE**

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Located above Parking Lot 8 on Blackcomb Mountain, the Whistler Sliding Centre, venue for the bobsled, luge and skeleton events of the 2010 Winter Olympic Games, will feature a 1,450 metre concrete track, refrigeration facilities, access road and spectator capacity of 11,650. The location was chosen because of its suitable terrain and proximity to the village. Sustainability practices include tree tagging, wood chipping and composting onsite, sediment control measure and remediation of aged storage areas.

The Whistler Sliding Centre will have a 1450 metre track with a 175 metre vertical drop, with 16 corners. Top speeds will average 130 km/hr, making this track one of the most challenging in the world.

Major construction is expected to be completed in 2007, in time for the 07-08 training season for the Canadian national teams. World cup test events are scheduled for 2008-09, with site preparation for the Games in the summer of 2009.

Post-Games, the track will become both an attraction for resort visitors and a facility for sport development and world-caliber events.

The estimated cost of the centre is \$55 million and will be supported post-Games by the endowment fund.

## **ATHLETE'S VILLAGE**

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Whistler's athlete village will serve Olympians and their support teams in the Nordic, Alpine Speed and Technical Skiing and Ski Jumping events of the Olympics, plus all the Paralympians. Post Games, the area will be turned into Whistler's new resident neighbourhood, with a mixture of housing types, indoor and outdoor recreational facilities, convenience retail and other services, serviced by public transit. The neighbourhood will be a model of sustainable living. The master planning of the athlete village/new neighbourhood has been underway since spring 2005.

The village will be located in south Whistler, across from the Function Junction neighborhood, bordered by the Whistler Interpretive Forest and the Cheakamus River, 10 kilometers from Whistler Village. The Village will be comprised of five main components: residential zone, the international zone, the transport mall, a main catering facility, and operations support area. Facilities will include team areas, multi-faith religious centre, clinics, recreation facilities, retail space, a 24-hour catering facility, warehousing, drivers' lounge, office space, support space and village media centre. It will be built to house 2,800 athletes, including support staff.

\$26 million has been allocated to the Resort Municipality of Whistler for the project, \$6.5 million has been allocated to First Nations housing and an additional \$13.5 million is allocated toward the Athlete Centre.

Post Games, VANOC will hand over the village to the Resort Municipality of Whistler by May 31, 2010 who will convert the athlete village into its newest, resident housing neighbourhood. An athlete's centre, which would accommodate up to 500 athletes in Whistler for training or competition, is also proposed as a permanent structure.

## **HIGHWAY IMPROVEMENTS**

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Recent upgrades, due in part to the 2010 Olympic Games™, have made this remarkable journey even more enjoyable. The Sea-to-Sky is more than just a drive, it's part of the entire Whistler experience.

Improvements include highway widening and straightening, improved sightlines, additional passing lanes and other design innovations and measures to reduce hazards, shorten travel times and increase capacity of the Sea-to-Sky Highway.

The Sea-to-Sky Highway Improvement Project will result in the following:

- 4 lanes Horseshoe Bay to Lions Bay
- 2 lanes Lions Bay to Porteau Cove
- 3 lanes from Porteau Cove to Squamish
- 4 lanes within urban Squamish
- 3 lanes from Squamish to Whistler

## First Quarter Sales Report 2006



	<b>Total Sales</b>	<b>Chalet</b>	<b>Condo</b>	<b>Vacant Land</b>	<b>Shared Owner</b>	<b>Duplex</b>
<b>Sum</b>	98,051,838	34,768,388	53,907,950	2,215,000	3,215,500	3,065,000
<b>Average</b>	830,948	1,655,638	700,103	1,107,500	247,346	1,021,667
<b>Min</b>	120,000	817,500	132,500	675,000	120,000	795,000
<b>Max</b>	4,000,000	4,000,000	3,200,000	1,540,000	365,000	1,330,000
<b>Count</b>	118	21	77	2	13	3

## Second Quarter Sales Report 2006

	<b>Total Sales</b>	<b>Chalet</b>	<b>Condo</b>	<b>Vacant Land</b>	<b>Shared Owner</b>	<b>Duplex</b>
<b>Sum</b>	82,191,000	30,649,000	42,795,000	2,810,000	2,168,000	3,750,000
<b>Average</b>	714,404	1,332,565	620,217	936,667	144,533	937,500
<b>Min</b>	10,000	565,000	121,000	500,000	10,000	875,000
<b>Max</b>	2,875,000	2,450,000	2,875,000	1,710,000	305,000	1,050,000
<b>Count</b>	115	23	69	3	15	4

If you have any questions about real estate in Whistler, please don't hesitate to give me a call.

Sincerely,

Lance Lundy

This letter is not intended to solicit any property that is already listed for sale.  
Please let me know if you wish to be removed from this mailing list.

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