



Lakefront Escape with Two Off-Grid Cabins



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Abhau Lake - North Cariboo, BC

PROPERTY DETAILS

Listing Number:	23171
Price:	\$250,000
Taxes (2023):	\$427.99
Size:	7.6 acres
Zoning:	RR2

DESCRIPTION

Discover the perfect wilderness escape on 7.6 acres of pristine land nestled along the serene shores of Abhau Lake in the North Cariboo region of British Columbia. This exceptional property is one of only three deeded parcels on the entire lake. The property boasts a rare opportunity to own nearly 500 feet of captivating lake frontage, along with frontage on the tranquil Abhau Creek, ensuring an enchanting natural setting that promises absolute tranquility and seclusion.

Accessed exclusively by boat, or a rugged trail accessible by quads and side by sides, this retreat offers an authentic off-the-grid experience for nature enthusiasts and adventurers. The property features two cozy cabins, each with its own unique charm and functionality.

Cabin 1 - Lakefront Haven

Embracing the scenic beauty of both Abhau Lake and Creek, Cabin 1 is a charming 20 x 24 ft dwelling constructed with sturdy 2 x 8 ft boards in 1997. This cabin presents an inviting interior layout, including a well-equipped kitchen, a comfortable

sleeping/storage loft, a bedroom, and a cozy sitting area. The rustic ambiance is enhanced by a propane cook stove and a traditional wood stove, ensuring comfort even in the cooler months. A sink with a hand pump and wiring for generator hook-up provide convenience while maintaining the authentic wilderness experience. With one bedroom and a loft, this cabin accommodates relaxation and intimate retreats.

Cabin 2 - Creekview Oasis

Nestled amidst the tranquil sounds of Abhau Creek, Cabin 2 offers a distinct escape within its approximately 12 x 24 ft dimensions. Built around 2007, this cabin embraces an open-concept design, seamlessly merging living and sleeping spaces. The presence of a propane fridge and stove enhances modern comfort while harmonizing with the natural surroundings.

Beyond the cabins, the property offers various outdoor amenities, including multiple iterations of a dock that beckons you to enjoy the pristine waters of Abhau Lake. A fire pit invites gatherings under the starlit skies, while an outhouse and a meat pole cater to practical needs.

The property's exceptional appeal is further amplified by its adjacency to thousands of acres of untouched Crown land, establishing an extended backyard for exploration and adventure. Abhau Lake is renowned for its excellent fishing opportunities, while the surrounding area offers prime moose hunting grounds, enhancing the appeal for outdoor enthusiasts and sportsmen alike.



Seize the chance to own a piece of unspoiled natural beauty with this 7.6-acre retreat on Abhau Lake. Immerse yourself in the tranquility of the North Cariboo wilderness and create lasting memories in a place where rugged adventure meets lakeside serenity.

LOCATION

Located at the very southwest corner of Abhau Lake in the North Cariboo region of British Columbia.

DIRECTIONS

Contact Listing REALTOR®.

AREA DATA

Nestled within the heart of British Columbia's breathtaking landscape, the North Cariboo region stands as a testament to the raw beauty and untamed wilderness that defines this Canadian province. Encompassing a vast expanse of diverse ecosystems and natural wonders, the North Cariboo region beckons adventurers, nature enthusiasts, and those seeking respite from the bustling world to immerse themselves in its enchanting allure.

Spectacular Scenery and Wilderness

The North Cariboo region is a haven for those who seek solace in nature's grandeur. Towering mountain ranges, expansive forests, and pristine lakes coalesce to form an awe-inspiring backdrop that changes with the seasons. The region's landscape is a canvas painted with vibrant hues during the warm embrace of summer and transformed into a winter wonderland, where snow-covered landscapes invite outdoor enthusiasts to partake in exhilarating winter sports.

Abundance of Lakes and Rivers

Water plays an integral role in the North Cariboo region's allure. Crystal-clear lakes, serene rivers, and babbling creeks create a network of waterways that teem with life. From boating and fishing to kayaking and swimming, these aquatic treasures offer boundless opportunities for recreation and relaxation.

Wildlife Haven

With its vast tracts of untouched wilderness, the North Cariboo region serves as a refuge for an array of wildlife species. Moose, deer, bears, eagles, and other creatures call this region home, offering wildlife enthusiasts and photographers unparalleled opportunities to witness these majestic animals in their natural habitat.

Gateway to Adventure

Adventure awaits around every corner in the North Cariboo. Trails crisscross through dense forests, leading hikers and explorers to hidden vistas, alpine meadows, and hidden waterfalls. For the more intrepid, backcountry terrain offers challenges and rewards for those seeking a deeper connection with the natural world.

Rich Cultural Heritage

Beyond its natural beauty, the North Cariboo region carries a rich cultural heritage deeply intertwined with the land. Indigenous communities have called this area home for centuries, and their traditions, stories, and artwork reflect a deep connection to the region's history and landscapes.

Warm Community Spirit

In the North Cariboo, the warmth of community and the spirit of hospitality are palpable. Small towns and close-knit communities dot the landscape, offering a sense of belonging and an opportunity to connect with locals who share a love for the region's rugged charm.

Escape to the North Cariboo

Whether you seek an escape from the ordinary, an immersion in the natural world, or a chance to reconnect with your adventurous spirit, the North Cariboo region of British Columbia invites you to embark on a journey of discovery. Here, amidst towering mountains, pristine waters, and untamed forests, you'll find the space to rejuvenate, explore, and create memories that will last a lifetime.

RECREATION

The North Cariboo region of British Columbia offers a diverse range of recreational activities, capitalizing on its stunning natural landscape and abundant outdoor opportunities. Whether you're an adventure seeker, a nature enthusiast, or someone looking to relax and unwind, there's something for everyone to enjoy. Here are some of the recreational activities you can experience in BC's North Cariboo region:

Hiking and Backcountry Exploration

The region is laced with hiking trails that cater to all levels of hikers. From leisurely nature walks to challenging alpine hikes, you can explore diverse



terrain, witness breathtaking vistas, and discover hidden gems like waterfalls and alpine meadows.

Fishing

The North Cariboo region is renowned for its excellent fishing opportunities. The numerous lakes, rivers, and streams are home to various fish species, including trout, salmon, and char. Whether you're an experienced angler or a novice, fishing in these pristine waters is a rewarding experience.

Boating and Kayaking

With an abundance of lakes and waterways, boating and kayaking are popular activities. You can paddle across tranquil waters, explore secluded coves, and immerse yourself in the natural beauty of the region.

Wildlife Viewing

The wilderness of the North Cariboo is a haven for wildlife. You can spot moose, deer, bears, eagles, and other creatures in their natural habitat. Guided wildlife tours provide opportunities to learn about the local fauna and capture memorable photographs.

Camping

Camping enthusiasts will find a variety of campgrounds and backcountry camping options. Whether you prefer RV camping or setting up a tent deep in the woods, spending nights under the stars is an integral part of the North Cariboo experience.

Winter Sports

When winter blankets the region in snow, it opens up opportunities for skiing, snowboarding, snowshoeing, and snowmobiling. The pristine landscapes become a playground for those seeking snowy adventures.

Photography

The North Cariboo's landscapes are a photographer's dream. From stunning sunsets over lakes to snow-capped mountain vistas, there's no shortage of picturesque scenes to capture.

ATV and Off-Roading

The rugged terrain of the region is ideal for ATV enthusiasts and off-road adventurers. Exploring forest trails and off-the-beaten-path areas is an exhilarating way to experience the wilderness.

Hunting

For those interested in hunting, the North Cariboo region offers opportunities for moose, deer, and other game hunting. Make sure to follow all regulations and obtain necessary licenses.

Relaxation and Nature Enjoyment

If relaxation is what you seek, you can simply unwind by the lakeside, enjoy a picnic in a serene setting, or take a leisurely stroll through the woods. The tranquil surroundings provide the perfect backdrop for unwinding and connecting with nature.



In essence, the North Cariboo region caters to a wide range of interests and outdoor passions, ensuring that every visitor can find something to enjoy amidst the region's captivating natural beauty.

MAP REFERENCE

53°14'0.40"N and 122° 7'14.23"W

SERVICES

- Off-grid wiring to generator
- Outhouse
- Handpump to lake for water
- Propane for stoves and fridges
- Woodstoves for heating

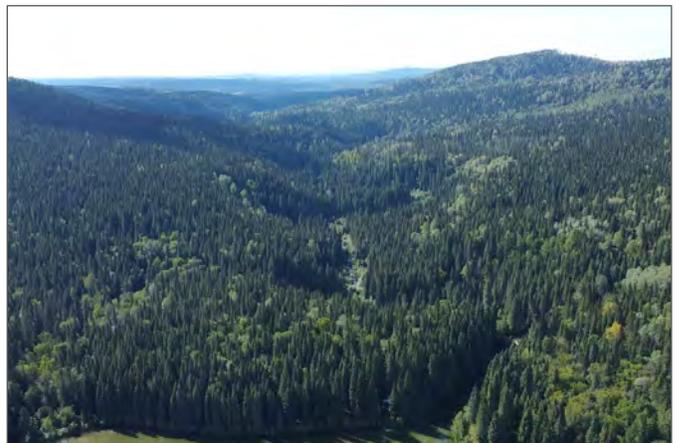
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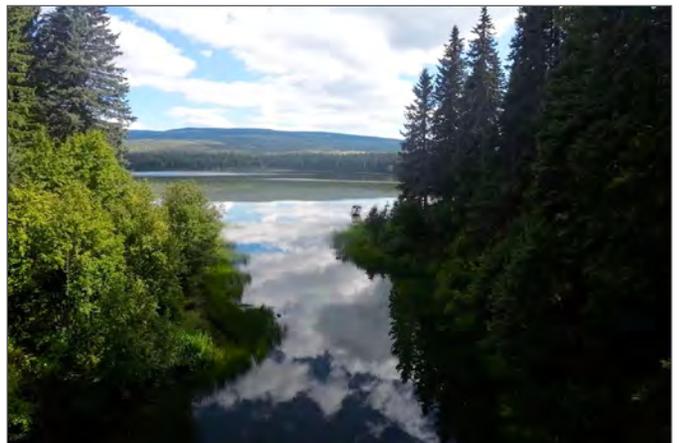
Two rustic off-grid cabins.

LEGAL

DISTRICT LOT 11695, CARIBOO LAND DISTRICT

PID 015-290-271









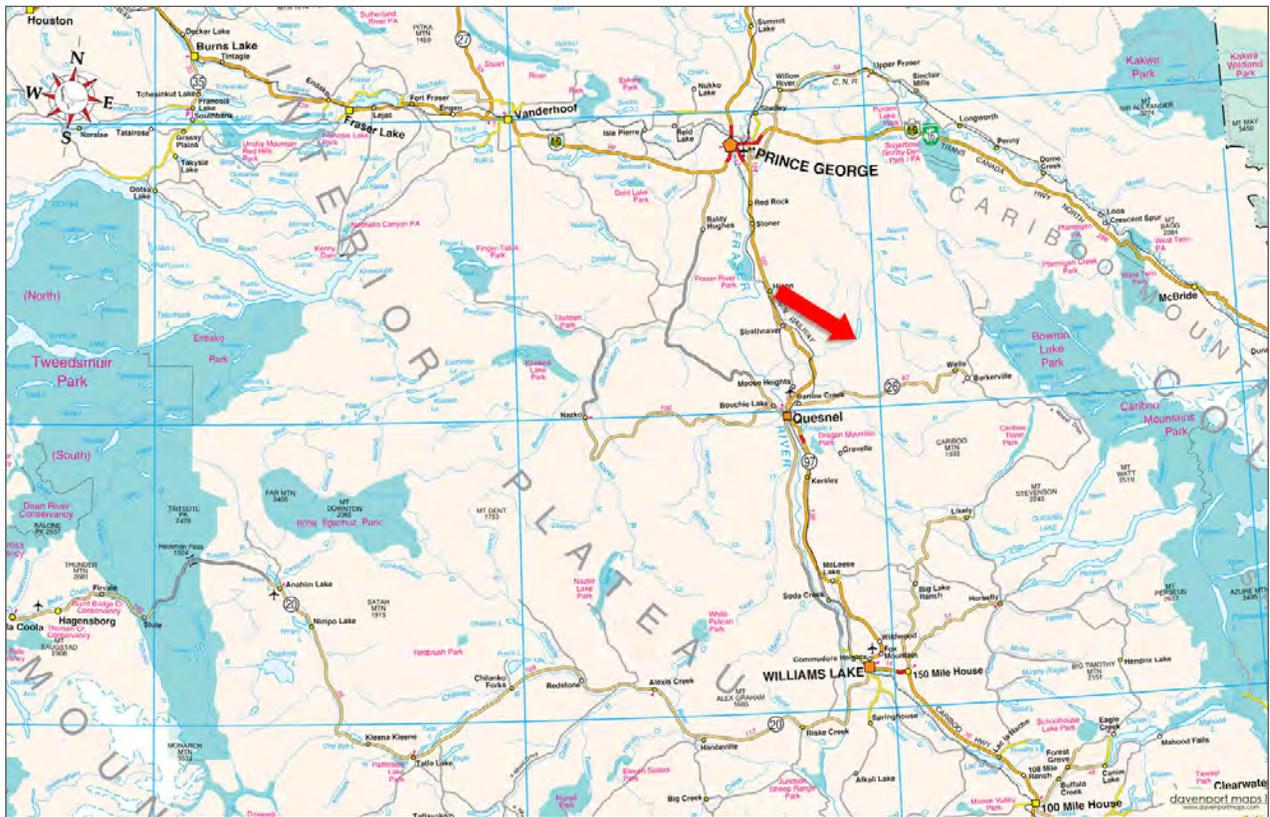
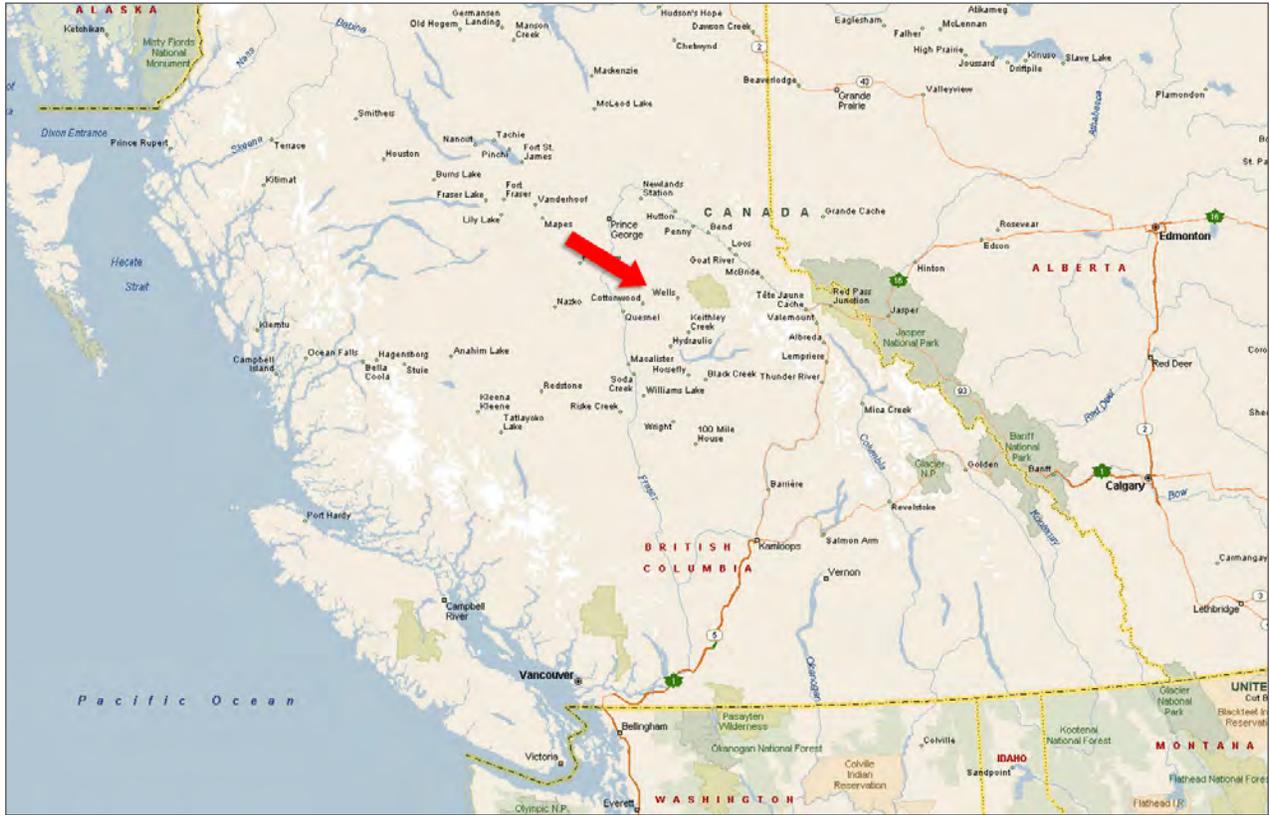


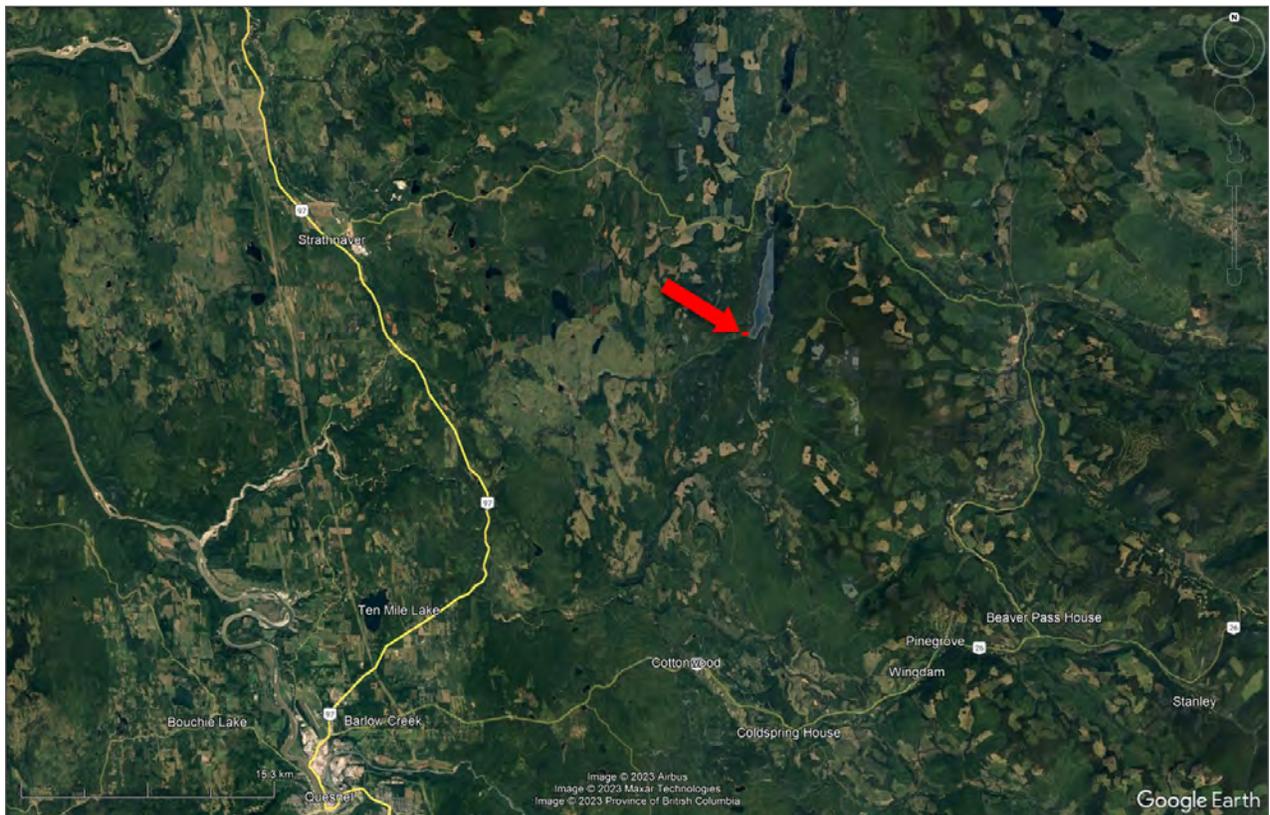
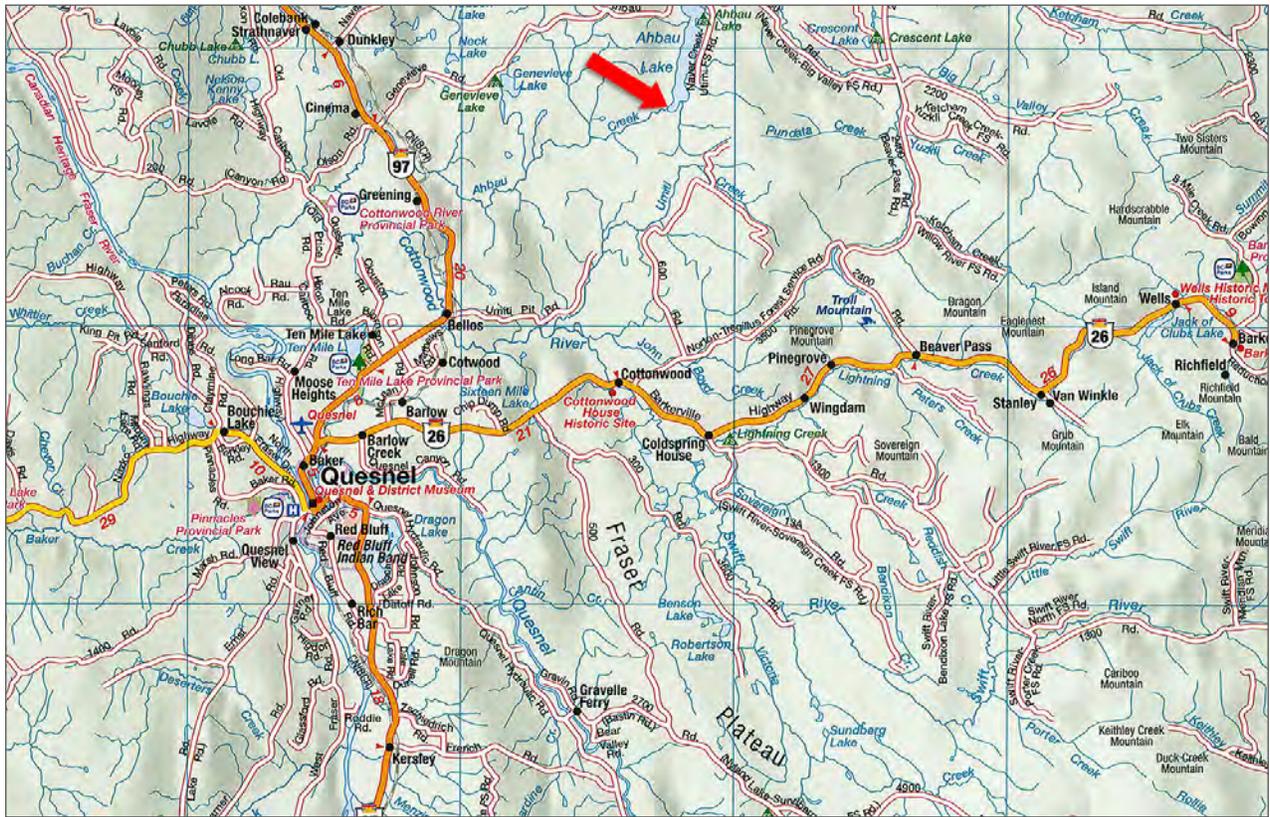




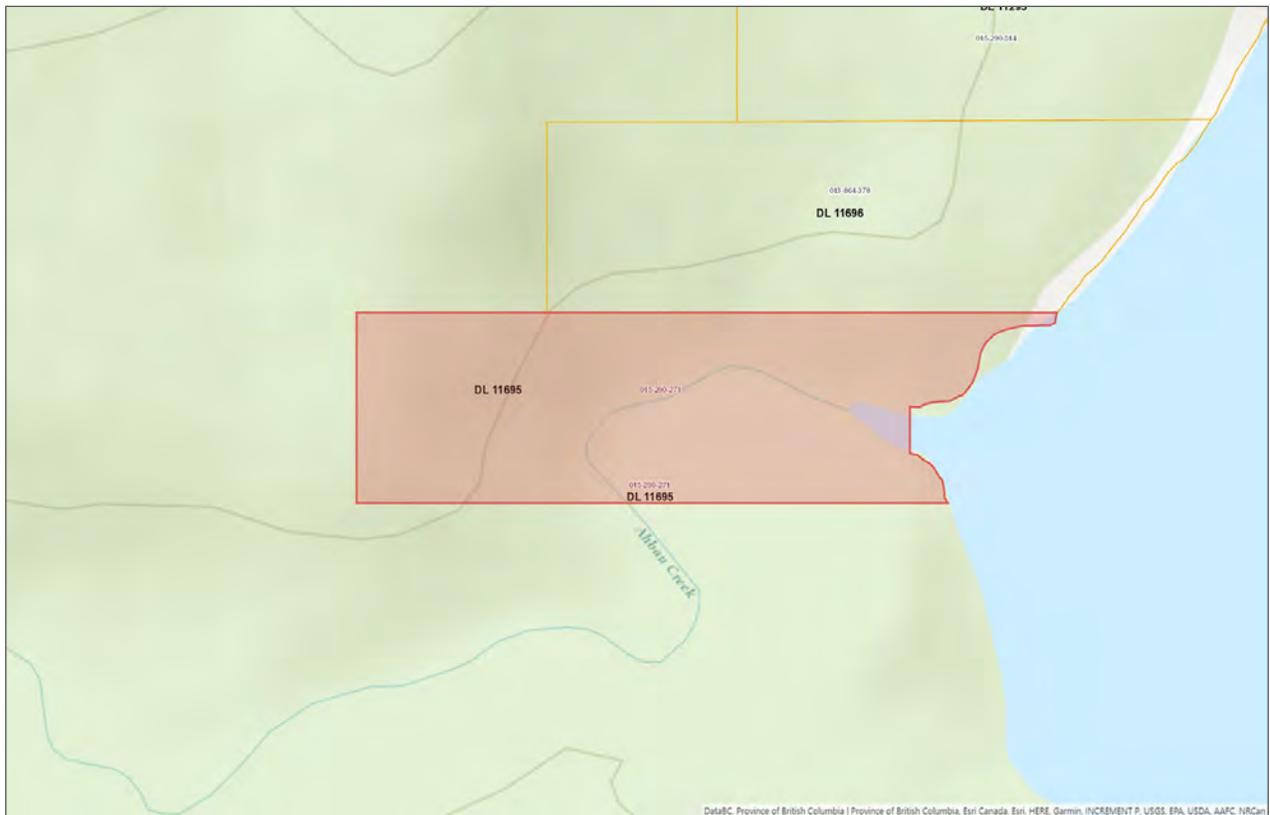
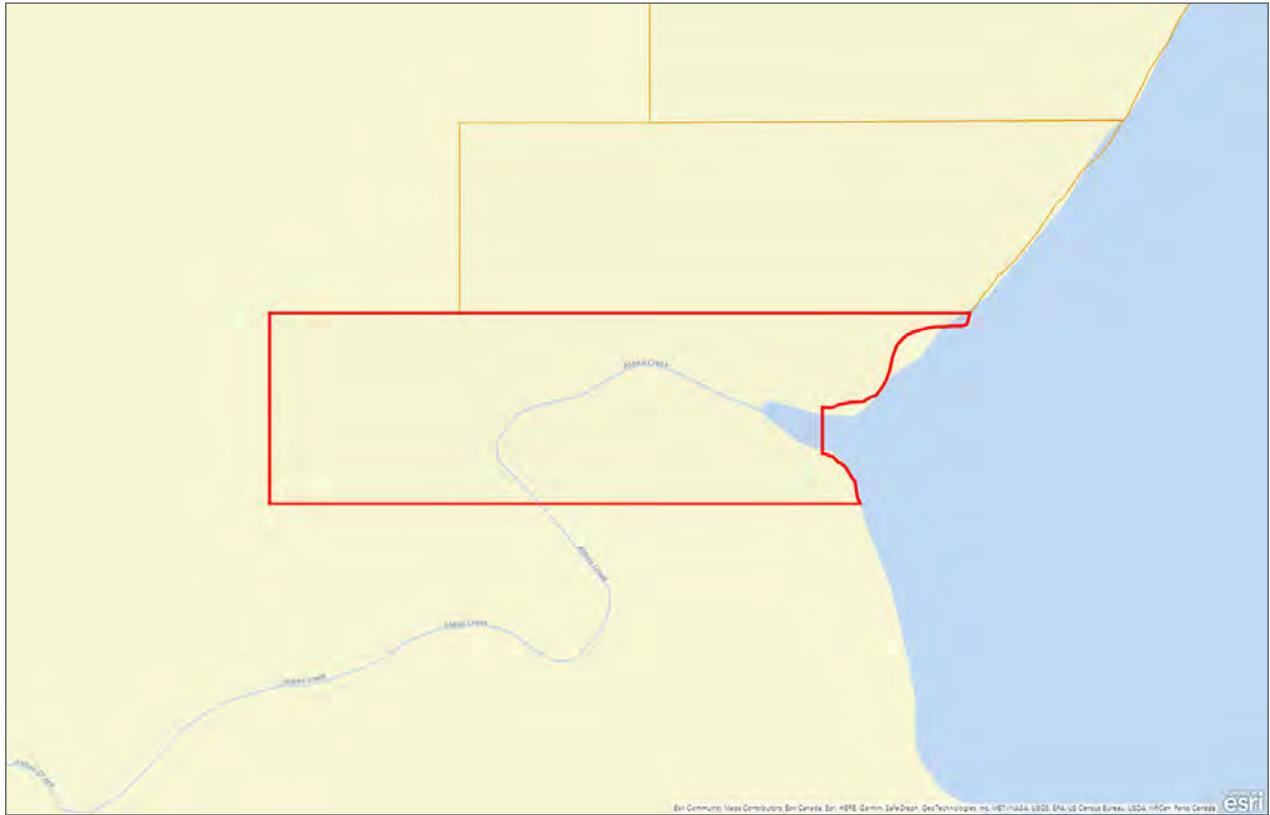














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