

Happy New Year!

The Birdie



CROWN ISLE COMMUNITY NEWS

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Crown Isle

RESORT & GOLF COMMUNITY

Nobody knows Crown Isle like we do!

CrownIsle.com

WHISKY TASTING DINNER

Tuesday, January 15 | 6 - 9pm in the Atrium

Fight the mid-winter chill and join **Forty Creek's Chris Thompson** as he guides you through an intimate evening of **fine whiskies** paired with a **five-course tasting menu** prepared by Crown Isle's kitchen brigade.

\$40. PLUS TAXES AND GRATUITY *Limited seating. Reservations required.*



Chris Thompson, Brand Ambassador | Forty Creek Whisky

Falling in love with whisky at first sip, brand ambassador Chris Thompson aspires to share the Forty Creek story with passionate whisky fans everywhere. After conducting thousands of tastings and hundreds of facility tours for thousands of guests annually, Thompson feels completely at home with the brand.

"I feel fortunate to have worked under the same roof as John Hall (Forty Creek's Founder) and Bill Ashburn (Forty Creek's Master Blender)," says Thompson. As someone who appreciates whisky neat or with a single rock, he indulges in every opportunity to enhance the taste experience for new and loyal consumers of the brand.



Tee off into the New Year!



Get your 2019 membership now, play now.

New members get **15 months** for the **Price of 12.**

- ▷ FULL ANNUAL
- ▷ ANNUAL LIMITED
- ▷ INTERMEDIATE ANNUAL
- ▷ JUNIOR MEMBERSHIP
- ▷ SOCIAL MEMBERSHIP
- ▷ CORPORATE CLUBS

Year at a Glance AT CROWN ISLE

January

- 1-31** Early Bird Special on Golf Membership
- 15** 40 Creek Whiskey Tasting Dinner

February

- 1-28** Early Bird Special on Golf Membership
- 14** Valentine's Day Port & Chocolate
- 21** Dine Around Comox Valley STARTS

March

- 1-31** Early Bird Special on Golf Membership
- 17** St. Patrick's Day Macallan Single Malt Tasting
- 17** Dine Around Comox Valley ENDS

April

- TBA** Persophone/Longwood Brewery Craft Beer Event
- 21** Easter Brunch

May

- 1-4** Mackenzie Tour - PGATOUR Canada Qualifying School
- 5** Cinco de Mayo Tequila Tasting
- 12** Mother's Day Brunch
- 30** Boys & Girls Club Charity Golf Tournament

June

- TBA** Rosé Wine from around the World
- 20** CV Hospital Foundation Charity Golf Tournament

July

- 7** Ladies Majestic Cup
- TBA** BC Wine Tasting with Jason Hyde
- 27** 2nd Annual Classic Cars on the Green

August

- TBA** Gin Tasting with specialty tonics

September

- 7** Mayors Classic Charity Golf Tournament
- TBA** Bourbon & Beyond Event

October

- 13** Thanksgiving Dinner
- TBA** Oktoberfest German Beer Tasting & Sausages

November

- 2** 18th Annual Wine Fest
- 29** 5th Annual Holiday Resort Walk STARTS

December

- 10** Homeowners Christmas Party
- 15** Breakfast with Santa
- 22** 5th Annual Holiday Resort Walk ENDS
- 25** Christmas Dinner
- 31** New Year's Eve

For complete event details, visit CrownIsle.com



Market Update WITH BERT JAEGER, REALTOR®

Where did 2018 go? Real Estate sales were again brisk with prices continuing to rise and the number of listing well below the yearly average. That said, the demand and overall sales did start to soften toward the end of the year and pricing seems to have leveled off somewhat after a record setting pace in 2016, 2017 and most of 2018. Government policy measures introduced to cool the market such as the mortgage stress test and higher interest rates are starting to take their toll throughout the Country. How these

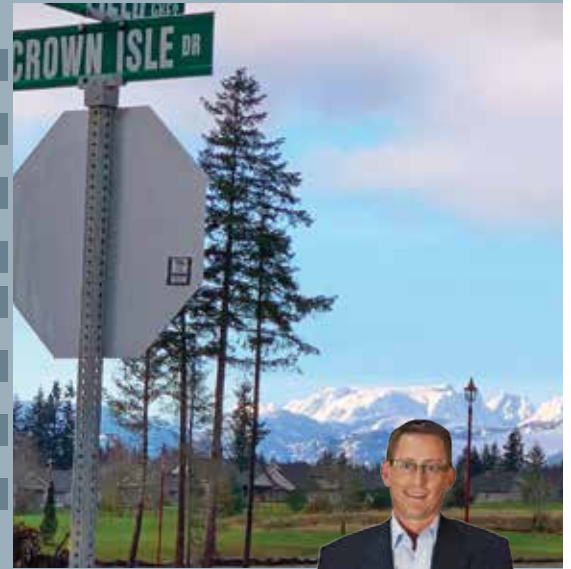
changes have impacted Crown Isle is tough to judge given our older demographic and lack of listing inventory. Our market is also quite different from others given the increased opportunity for new construction equating to more than 60% of the sales within the community which do not show up in the statistics provided thru the MLS. We are very fortunate given the Crown Isle Community is unique with everything our demographic is looking for including a temperate climate,

unlimited recreational outlets, ease of travel with the airport just minutes away plus the new hospital and commercial outlets for day-to-day needs right at our doorstep. Even with markets slowing in both Victoria and Vancouver, we are cautiously optimistic moving into 2019 given the number of pre-sales into our future subdivisions. It will be interesting to watch Crown Isle and the Comox Valley as we move into the Spring market. Below are some interesting stats from the past five years we thought we would share with you.

Sales Statistics 2014-2018

YEAR	UNITS	TOTAL SALES \$	AVERAGE SALE \$	YEAR	UNITS	TOTAL SALES \$	AVERAGE SALE \$
SINGLE FAMILY HOMES				BUILDING LOTS			
2014	48	\$24,512,716	\$510,682	2014	35	\$6,673,800	\$190,680
2015	57	\$31,561,900	\$553,718	2015	14	\$3,077,400	\$219,814
2016	82	\$50,320,132	\$613,660	2016	71	\$13,049,585	\$183,797
2017	94	\$63,721,250	\$677,886	2017	66	\$13,848,960	\$209,833
2018	81	\$63,163,199	\$779,793	2018	15	\$4,356,030	\$290,402
YEAR	UNITS	TOTAL SALES \$	AVERAGE SALE \$	YEAR	UNITS	TOTAL SALES \$	AVERAGE SALE \$
CONDOMINIUMS				PATIO HOMES			
2014	12	\$3,754,000	\$312,833	2014	20	\$7,685,700	\$384,285
2015	12	\$3,894,140	\$324,512	2015	22	\$8,147,600	\$370,345
2016	21	\$8,405,600	\$400,267	2016	14	\$6,556,200	\$468,300
2017	15	\$6,614,215	\$440,948	2017	7	\$3,859,500	\$551,357
2018	17	\$8,507,100	\$500,418	2018	8	\$4,640,900	\$580,113

Note** Sales figures include Re-List thru the MLS Plus Internal Sales / New Construction



Community Update WITH JASON ANDREW, DIRECTOR OF REAL ESTATE

With 2018 in the rear-view mirror I thought I would take this opportunity to reflect on the past before teeing up the future. Over the past year we celebrated 25 years of golf at Crown Isle. We also purchased the Longlands Property and have started a proposal to add a Family Fun Center to the existing 18-hole Par 3 course which we will continue to operate. As we move into 2019, we will see continued

development growth with new subdivisions on both the northside (Rise Phase III & IV – 69 Lots) and the southside (Cambridge Park Estates Phase V & VI – 67 Lots) bringing 136 more lots to the community of which over 70% have already been reserved. We are working with the original group that developed Britannia Place to add 5 more buildings, 10 new patio homes to the 61-unit development. There is also

a proposed development at the City for 96 units behind Galaxy Motors bordering Phase One of the RISE. Even more exciting, we have started discussions with Concert Properties, a Vancouver based company to add a 130 unit Assisted Living Development under their Tapestry brand. What an amazing time for Crown Isle!



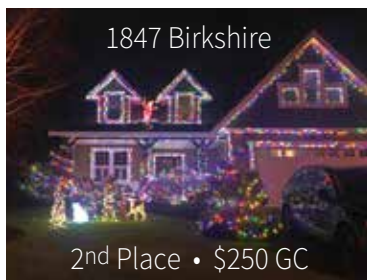


Thank You!

Thank you to Colin, Kyle, Matt and the rest of the Maintenance Crew plus the Residents, Members and Staff that once again volunteered each night creating and operating this past season's **4th Annual Crown Isle Holiday Resort Walk**. Word has it that we had over 40,000 lights at this year's walk. Thank you to those that attended the walk even on some of the cold & rainy nights. We were able to just exceed last year's number of visitors including a record setting final Sunday night with over 3,400 people attending. Special thanks also to Trish and Marley plus all

the supporters and sponsors that helped and donated to the **Gingerbread Village and Teddy Bear Baskets** in the Clubhouse. Donations are still coming in but it looks like we will raise more than last year. Net proceeds from the Christmas events will be split equally between local charities Dawn to Dawn Action on Homelessness, Comox Valley Transition Society and the Boys & Girls Club. It was also amazing to see the amount of non-perishable food donated for the C.V. Food Bank – almost twice as much as last year. Thank you again to everyone involved!

HOMEOWNERS CHRISTMAS LIGHT CONTEST WINNERS



CROWN ISLE TEAM You have questions or inquiries – We have the answers!

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Nobody knows Crown Isle like we do!

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