

# 1325 ABERDEEN Drive 102 Kamloops British Columbia

$579,800

Welcome to this beautifully maintained end-unit rancher-style townhome in desirable Livingston Court! Featuring 3 bedrooms, 3 bathrooms and a double-wide garage, this home offers the ease of main-floor living with plenty of additional space for family and guests. The bright, open-concept design showcases a well-appointed kitchen with an island, upgraded stainless steel appliances, gas stove and tile backsplash, flowing seamlessly into the dining and living areas. The generous primary bedroom comfortably accommodates a king-sized bed and includes a private ensuite. An additional main-floor laundry hookup offers added flexibility and convenience. Downstairs, the fully finished basement features a large rec room, two additional bedrooms, a full bathroom and ample storage. Central air conditioning provides year-round comfort. Ideally located just steps from schools, daycare, parks, walking trails and transit. Pets are welcome (with some restrictions). Well cared for, move-in ready and offering plenty of room to enjoy, this is an excellent opportunity for comfortable, low-maintenance living in a highly sought-after community. A must-see! (id:6769)

Recreation room 14'9'' x 20'4''
Bedroom 13'0'' x 10'9''
Bedroom 10'7'' x 10'11''
4pc Bathroom 8'2'' x 5'2''
Laundry room 10'5'' x 6'2''
Utility room 6'3'' x 9'10''
Storage 20'0'' x 3'9''
Kitchen 13'8'' x 16'9''
Living room 13'7'' x 10'4''
Dining room 13'7'' x 7'0''
Primary Bedroom 12'0'' x 13'0''
5pc Ensuite bath 9' x 8'6''
Foyer 6'3'' x 9'10''
2pc Bathroom 6'11'' x 5'5''

Listing Presented By:

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