



1951 QU'APPELLE Boulevard 118 Kamloops British Columbia

\$599,900

Beautifully maintained end-unit townhouse in Canyon Gate, offering stunning river valley and mountain views from multiple levels. The welcoming main entry provides plenty of space, with a convenient bedroom on this level, perfect for guests, a home office, or flexible family use. The oversized single garage enters through a mudroom that connects directly to the foyer for everyday convenience. Up one level, the bright and open kitchen and dining area flows onto a south-facing patio, ideal for morning coffee or sunny afternoon relaxation. The kitchen features a custom upgrade by Kitchen Studio completed in 2024, thoughtfully designed with a built-in coffee bar, wine fridge, and office nook--blending function and style for modern living. The living room features large picture windows that frame the sweeping northern views, making the space feel open and airy. A generous 2-piece bathroom completes this floor. The top level includes three bedrooms (note: one does not have a closet), along with a laundry closet and a 4-piece main bathroom. The primary bedroom offers a 3-piece ensuite and great closet space. Additional features include all appliances, central A/C, and window coverings. This home is located just steps from a park, close to transit, walking trails, and the Juniper Market, and only minutes from all major Kamloops amenities. Parking is plentiful with one garage space, one driveway spot, plus additional parking directly in front of the unit. (id:6769)

- Bedroom 6'8" x 10'1"
- Bedroom 8'5" x 13'8"
- Primary Bedroom 15'5" x 15'6"
- 3pc Ensuite bath Measurements not available
- 4pc Bathroom Measurements not available
- Foyer 8'11" x 7'18"
- Mud room 11'8" x 6'8"

- Utility room 6'6" x 3'2"
- Bedroom 10'1" x 10'5"
- Dining room 15'5" x 8'9"
- Kitchen 15'5" x 10'3"
- Living room 15'5" x 17'5"
- 2pc Bathroom Measurements not available

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