



133 Cedar Street Kamloops British Columbia

\$534,900

Potential market rents of \$4,500 / month for a savvy investor - welcome to the best value suited home in Kamloops at 133 Cedar Street! Vacant and ready for quick possession. Recent updates include new carpet, flooring, paint, lights and much more. This home is perfect for investors or owners looking for a strong mortgage helper. Situated on a huge 9,096 sqft lot with lane access. This property is zoned R2 (up to 4 units) and offers future opportunity for a large shop, carriage home or redevelopment (with city approval). Enjoy easy access to shopping, schools, dining, parks, and all the amenities this vibrant and fast growing neighbourhood has to offer. Step inside the main floor to find 3 bedrooms, a full 4pc bathroom, and bright living and dining spaces set around the kitchen. Step outside to enjoy the large backyard, offering plenty of space for kids, pets, gardening, or future plans for the lot. Downstairs you will find a 2 bedroom basement suite with a full 4pc bathroom, separate entry and separate laundry, offering flexible options for extended family or rental income. High efficiency furnace 2022. Central AC 2016. Carport parking for 2 vehicles and 2 driveway parking spots. Opportunities like this do not come often. Contact the listing team with your questions, or to book a viewing! (id:6769)

Listing Presented By:



Originally Listed by:
eXp Realty (Kamloops)



Royal

LePage

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Utility room 8'9" x 4'8"

4pc Bathroom 8'3" x 5'5"

Storage 6'3" x 3'11"

Mud room 16'9" x 7'9"

Primary Bedroom 13'8" x 13'6"

Bedroom 13'5" x 11'0"

Living room 14'6" x 11'8"

Laundry room 13'10" x 6'4"

Kitchen 10'3" x 7'9"

4pc Bathroom 7'9" x 7'5"

Laundry room 11'6" x 7'7"

Primary Bedroom 11'2" x 10'0"

Bedroom 9'2" x 7'4"

Bedroom 11'1" x 7'7"

Living room 22'3" x 14'8"

Kitchen 14'6" x 12'7"

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