



## 2050 Grasslands Boulevard 148 Kamloops British Columbia

\$769,000

Welcome to Mesa Ridge! An exclusive community of 56 thoughtfully designed duplex-style homes nestled in the scenic hills of Batchelor Heights. This brand-new 2-storey half duplex is completely turn key with 4 bedrooms, 4 bathrooms, window coverings, heat pump and a complete appliance package that includes a fridge, stove, dishwasher, washer, and dryer. The bright, open-concept main floor features expansive windows that fill the space with natural light. The kitchen, dining, and living areas flow together comfortably, creating an inviting setting for both everyday living and easy entertaining. Upstairs, the spacious primary suite offers a private 3 pce ensuite, complemented by two additional bedrooms and another full 4 pce bathroom. Interior finishes include quartz countertops, quality cabinetry by Excel Industries, a walnut slat accent wall, laminate flooring on the main, plush carpet in the bedrooms, and tile in the bathrooms. The fully finished basement adds valuable extra living space with a cozy family room, a fourth bedroom, and a full 4 pce bathroom, ideal for guests, teens, or a home office setup. A double-car garage and low-maintenance yard round out the convenience. Located minutes from schools, parks, hiking trails, and all the amenities Kamloops has to offer, Mesa Ridge offers modern design, hillside calm, and a welcoming sense of community. GST applicable. (id:6769)

Bedroom 10'0" x 12'0"

Bedroom 10'2" x 11'8"

4pc Bathroom Measurements not available

3pc Ensuite bath Measurements not available

Primary Bedroom 13'6" x 11'0"

Family room 12'0" x 14'0"

Full bathroom Measurements not available

Bedroom 10'4" x 10'8"

2pc Bathroom Measurements not available

Dining room 11'0" x 10'0"

Living room 13'0" x 14'0"

Kitchen 11'0" x 9'0"

Listing Presented By:



Originally Listed by:

Royal LePage Westwin Realty



Royal

LePage

#4002 - 2271 Harvey Ave ,  
Kelowna, BC,

Phone: (250) 860-1100  
lorneayers@royallepage.ca

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.