



## 460 AZURE Place 18 Kamloops British Columbia

\$999,900

Immaculately maintained custom-built executive rancher in Mesa Estates. This 4-bed, 3-bath home offers 3,165 sq.ft. of refined living with 10' ceilings, handscraped engineered hardwood, and premium finishes. The chef's kitchen boasts Silestone & granite counters, butler's pantry, and induction cooktop (optional Dacor gas stove). Custom wood black aluminum-clad windows frame one of the best views in all of Kamloops--city, river & valley panoramas that must be seen in person. The walkout basement includes a media room, gym & bonus space. The oversized garage has radiant in-floor heat & dual floor drains--ideal for winter. Ensuite also features heated floors, walk-in closet and laundry shoot. Driveway fits 3 across. Bareland strata fee \$175/mo includes trailer parking. This remarkable home is priced to sell. Reach out to the listing agent to book your showing! (id:6769)

4pc Bathroom Measurements not available

Laundry room 11'3" x 9'3"

Bedroom 23'5" x 14'9"

Recreation room 20'8" x 13'2"

Bedroom 13'8" x 12'1"

Bedroom 12'1" x 11'8"

Storage 12'8" x 8'6"

Media 19'1" x 11'0"

Foyer 10'9" x 6'0"

Office 11'0" x 10'9"

Primary Bedroom 14'2" x 14'0"

Living room 15'3" x 13'6"

Dining room 15'3" x 8'11"

Kitchen 17'9" x 11'0"

2pc Bathroom Measurements not available

5pc Ensuite bath Measurements not available

Listing Presented By:



Originally Listed by:

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