



# 1807 ORCHARD Drive Kamloops British Columbia

\$949,000

Welcome to this beautifully maintained home in a truly unbeatable central location--just minutes from schools, shopping, parks, and all essential amenities. This versatile property offers 3 bedrooms upstairs, complemented by a bright and self-contained 1-bedroom suite downstairs with its own separate entrance--perfect for extended family, guests, or rental income. The lower level also features an additional bedroom and a large flex room not included in the suite, offering even more space for a home office, gym, or media room. The main living area features a modern kitchen designed for both style and functionality, seamlessly connecting to comfortable living and dining spaces ideal for everyday living and entertaining. Enjoy year-round comfort with brand new heating and cooling systems, providing efficiency and peace of mind. Step outside to your private backyard oasis--an absolute showstopper. Enjoy summer days in the stunning in-ground pool, unwind in the hot tub, or host unforgettable gatherings under the beautifully crafted pergola. With thoughtfully designed landscaping and ambient lighting, this outdoor space truly feels like a resort at home. Start your mornings on the brand new front deck, the perfect spot to relax with a coffee and take in the peaceful surroundings. A rare combination of location, flexibility, upgrades, and lifestyle--this is one you won't want to miss. (id:6769)

Den 16'0" x 14'3"

Bedroom 10'4" x 12'2"

Bedroom 15'7" x 12'2"

Living room 11'4" x 7'6"

Kitchen 11'8" x 12'2"

4pc Bathroom Measurements not available

2pc Bathroom Measurements not available

Bedroom Measurements not available

Bedroom 9'1" x 11'1"

Primary Bedroom 12'4" x 12'2"

Living room 20'5" x 12'2"

Foyer 8'0" x 4'0"

Dining room 14'3" x 8'6"

Kitchen 12'6" x 10'10"

4pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:  
eXp Realty (Kamloops)



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