



2209 Saddleback Drive Kamloops British Columbia

\$914,500

Listing Presented By:



Originally Listed by:
RE/MAX Real Estate (Kamloops)

How ""suite"" it is with minimal neighbours! This beautifully appointed home is located in sunny Batchelor Heights backing onto mountain greenspace. Boasting a spacious two-bedroom suite this property is perfect for a large family using the whole house; or, having the bonus of a mortgage helper. The main level has an open-concept layout with a welcoming living room, a dining area, and the kitchen complete with an eating bar, gas range, and walk-in pantry. The primary bedroom has two walk-in closets, an ensuite with separate shower/tub and a dual vanity. There are two additional other good sized bedrooms and the main 4 piece bathroom. The suite has a separate entrance, its own laundry, a huge main bedroom, second bedroom, 3 piece bathroom, and the full kitchen, including dishwasher, is open to the living/dining area. Suite is vacant and previously rented for \$1,700 a month. Embrace the peace and quiet in your fully fenced backyard as it backs onto an open greenspace. Sit back and enjoy the city views from your front sundeck or take in the peaceful hillsides from the backyard patio. There are nearby hiking and biking trails, along with easy access to Lac Du Bois Grasslands while still being located only minutes away from schools, shopping, public transit and city amenities. Some other features include: office/den off the foyer, central air, hardiplank siding and double car garage, irrigation. This home offers so much as a family home or an income producing property. (id:6769)



Royal

LePage

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Mud room 6'5" x 5'11"

Laundry room 9'8" x 5'6"

Foyer 6'5" x 13'4"

Office 9'8" x 10'

4pc Bathroom Measurements not available

Bedroom 10'2" x 12'1"

Bedroom 10'3" x 11'3"

5pc Bathroom Measurements not available

Dining room 11'7" x 16'

Living room 15'1" x 17'10"

Kitchen 10'9" x 24'3"

Living room 9'6" x 13'4"

Kitchen 16'1" x 15'3"

Full bathroom Measurements not available

Bedroom 9'7" x 9'10"

Bedroom 11'5" x 10'10"

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Primary Bedroom 15'5" x 12'11"