



2261 MCTAVISH Road Kamloops British Columbia

\$619,000

Rare opportunity to pick up and profit in this partially finished full duplex property. Almost 2900 sqft in total (1440sqft per side) and finished to lock-up stage with finished roof, exterior doors and windows, vinyl decking, house wrap, and both well and septic installed. This duplex has been built to this point with energy efficiency in mind and is ready to be finished to STEP 3+ efficiency standards. Each side of this full duplex boasts 3 bedrooms plus den and is framed for 2 full bathrooms, plus full kitchen and living areas on each side, private lakeview decks, and single bay garage for each side. The duplex has been framed with a legal party wall for proper fireproofing and has been subdivided as a bareland strata. It really may be a perfect opportunity for an extended family buy or as an investment with returns on completion of this project. Room dimensions are for 1 side only - this is the FULL DUPLEX offered for sale. Contact Listing Realtor for more information. (id:6769)

Full bathroom 8' x 5'

Bedroom 11' x 7'

Primary Bedroom 12' x 11'

Dining room 12' x 6'

Living room 12' x 10'

Kitchen 12' x 9'

Full bathroom 8' x 5'

Bedroom 13' x 9'

Bedroom 13' x 9'

Listing Presented By:



Originally Listed by:

Century 21 Assurance Realty Ltd



Royal

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