



2455 HARPER RANCH Road Kamloops British Columbia

\$449,900

Welcome to 2455 Harper Ranch Road -- a spacious family home on nearly half an acre in Pinantan, just 20 minutes from Kamloops. This property has seen substantial updates, including brand-new vinyl siding, a new metal roof with soffits, and refreshed finishing both upstairs and down. The home now offers 5 bedrooms, with 3 bedrooms on the upper floor, plus a newly finished laundry room and convenient 2-piece bath on the lower level. The basement has additional completed space, perfect for a rec room or flex use. Water is trucked in at approx. \$325 per 5,000 gallons, with two large storage tanks on site (4,650 USG + 1,600 USG in the garage). The home also features a wood-burning fireplace, ample storage, and workshop space. Outside, enjoy nearly half an acre of usable yard with room to garden, park RVs, and let kids or pets play. The home is located close to recreation, with trails, lakes, and the Pinantan Elementary school nearby. This is an affordable opportunity to secure a large, updated home with plenty of future potential in a peaceful rural setting. (id:6769)

Utility room 9'0" x 11'0"

Workshop 24'0" x 22'0"

Recreation room 17'8" x 14'7"

Bedroom 17'6" x 9'0"

Bedroom 11'3" x 10'2"

Primary Bedroom 17'6" x 7'9"

Bedroom 13'8" x 6'0"

Dining room 13'0" x 8'0"

Kitchen 12'6" x 10'9"

Living room 10'6" x 17'5"

4pc Bathroom Measurements not available

Listing Presented By:



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<http://www.team110.com/>



Royal

LePage

#4002 - 2271 Harvey Ave ,
Kelowna, BC,

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

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