



2572 WILLOWBRAE Court Kamloops British Columbia

\$874,900

Location matters! Don't settle for living on a busy road! Quietly tucked away in the corner of Aberdeen backing, and backing onto green-space, the spring break air will be filled with sounds of kids learning to ride their bikes and playing outside, not vehicles passing by. Forested directly behind the fully fenced backyard you'll find walking and biking trails to fill your heart's content! Upstairs is a beautiful open concept vaulted living room, dining area and kitchen which opens directly onto the patio and backyard space . Three bedrooms , two bathrooms on the top level with an additional two bedrooms and full bathroom downstairs, (one bedroom being used as an office currently). Also downstairs you'll access the double car garage, a laundry room which is large enough to be used as storage and has additional hot and cold waterlines if a large bin sink is useful. A key feature of downstairs is the spacious rec room which could easily accommodate being a media room, gym , kids play space, etc. don't forget to explore the landscape backyard when you view this home! Ideal possession for the sellers would be the end of May. (id:6769)

Storage 4'6" x 7'0"

Recreation room 24'0" x 15'0"

Laundry room 11'0" x 5'0"

Office 8'0" x 9'6"

Foyer 6'0" x 9'0"

Bedroom 13'0" x 11'0"

4pc Bathroom Measurements not available

Bedroom 10'0" x 10'0"

Bedroom 9'6" x 10'6"

Primary Bedroom 16'0" x 12'0"

Dining room 9'0" x 16'0"

Living room 14'0" x 16'0"

Kitchen 18'0" x 9'0"

4pc Bathroom Measurements not available

4pc Ensuite bath Measurements not available

Listing Presented By:



Originally Listed by:

RE/MAX Real Estate (Kamloops)



Royal

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