



765 MCGILL Road 404 Kamloops British Columbia

\$364,900

Sitting directly across from Thompson Rivers University, this one bedroom unit lands in one of the most in-demand rental pockets in Kamloops, where vacancy is tight and student, staff, and investor demand keeps this stretch of Sahali consistently busy. Inside, the 550 sq ft layout is smart and efficient, with in-suite laundry and a view that stretches over campus and down into the valley beyond. The unit is currently undergoing a paint refresh, and with the space now sitting vacant, it's easy to show on short notice, no tenant coordination, no scheduling headaches. This is a fit for a few different buyers: parents looking to house a TRU student instead of paying rent to someone else, investors wanting a low-vacancy hold in a proven location, or a first-time buyer who wants to be walking distance to campus, shopping, and transit rather than commuting to it. Location alone makes this one worth a look. All measurements approximate; buyers to verify anything they deem important. (id:6769)

Primary Bedroom 11'10" x 9'10"

Living room 12'0" x 10'0"

Kitchen 10'0" x 10'0"

Laundry room 8'0" x 6'0"

4pc Bathroom Measurements not available

Listing Presented By:



Originally Listed by:
REMAX Kamloops



Royal

LePage

#4002 - 2271 Harvey Ave ,
Kelowna, BC,

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