



# 602 & 604 Brentwood Avenue Kamloops British Columbia

\$915,000

INVESTOR ALERT!!! Turnkey duplex with strong revenue potential generating approximately \$8,000 per month in rental income This well maintained property offers excellent cash flow with multiple income streams including a detached carriage office featuring its own rooms bathroom and kitchen ideal for additional rental income or workspace. The main dwelling includes two updated units each with new modern kitchens updated flooring and fresh paint throughout. The lower level features an in law suite non conforming providing added flexibility for investors. Extensive recent upgrades include new 200 amp electrical panels, new furnace central A C and hot water tanks installed in 2026, new siding and fencing along with new flooring and carpets throughout. The property also offers ample parking for all tenants enhancing rental appeal and convenience. A solid opportunity for investors seeking a move in ready income producing property with significant updates already completed. All measurements are approximate buyer to verify all measurements. (id:6769)

Primary Bedroom 10' x 16'  
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Laundry room 8'3" x 7'6"  
Other 9'7" x 8'4"  
Recreation room 11'11" x 10'4"  
Bedroom 10'4" x 9'5"  
Bedroom 8' x 8'9"

3pc Bathroom Measurements not available  
4pc Bathroom Measurements not available  
Bedroom 8'6" x 8'11"  
Primary Bedroom 10' x 10'11"  
Dining nook 7' x 6'7"  
Kitchen 9'4" x 9'8"  
Living room 13'3" x 14'1"

Listing Presented By:



Originally Listed by:  
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