



671 McCurrach Place Kamloops British Columbia

\$934,900

Rare opportunity to own a level-entry rancher with full basement on a private, nearly 16,000 sq.ft. flat lot in a quiet Westsyde cul-de-sac. Offering over 2,700 sq.ft. of finished living space with 3+1 bdrms & 3 baths, this well-maintained home provides room for every stage of life. The main floor features a bright living room with corner windows, a functional kitchen with ceiling-height cabinetry & access to the backyard, dining area, laundry & dbl garage. Downstairs is designed for living, with a spacious family room, billiards room (pool table & accessories incl.), home gym with sauna, 4th bdrm, office/storage & separate exterior access. Step outside to a backyard unlike any other, complete with a putting green, driving cage, gazebo & charming shed with covered porch—the perfect spot for your morning coffee. Mature landscaping creates exceptional privacy, while UG sprinklers keep the yard looking its best. N/G BBQ hookup, plenty of parking for RVs, trailers & toys. Furnace & A/C (2022), HWT (2020). Located across from a park and just minutes to schools, golf, shopping & restaurants. Built in 2003 and situated on one of Westsyde's most exceptional residential lots, this is a rare opportunity to enjoy the space, privacy & lifestyle that's becoming increasingly difficult to find. (id:6769)

Utility room 9'10" x 4'7"
 Recreation room 27'9" x 14'2"
 Office 7'8" x 11'8"
 Bedroom 10'10" x 23'3"
 Family room 27'10" x 19'11"
 3pc Bathroom 7'7" x 4'10"
 Primary Bedroom 11'11" x 11'11"
 Living room 13'5" x 15'8"

Laundry room 5'8" x 7'1"
 Kitchen 14'3" x 11'2"
 Foyer 6'4" x 7'5"
 Dining room 14'4" x 8'3"
 Bedroom 9'11" x 12'7"
 Bedroom 10'1" x 11'3"
 4pc Bathroom 8'4" x 4'10"
 3pc Ensuite bath 8'4" x 5'5"

Listing Presented By:



Originally Listed by:
 Royal LePage Westwin Realty

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



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