



1862 IRONWOOD DRIVE Kamloops BC

\$1,665,000

Location, layout & luxury. High end construction & well planned design. 2 storey home situated on a corner lot has all the bell & whistles. Triple car garage, great room, views, open plan, entertainer's kitchen, 5 bedroom, 4 bathroom, games room, recroom & amazing theatre room complete with pub style bar & wine cave. The spacious entry opens to a stunning main floor ideal for large gatherings but with details that provide intimate coziness. Large main floor office/den or guest room. Convenient mud/laundry room off the garage. 3 spacious bedrooms up w/deluxe master suite including a spa-like ensuite. Walk-out basement has a great theatre room, large recroom & 5th bedroom. Beautiful flooring throughout, concrete, hardwood & lush carpeting. The outside offers a massive sundeck, fully fenced large yard, lower patio, private hot tub & bonus parking area with great storage or mini workshop off the street below. Take your time to view this one it's a pleasure to show! Day before notice

4pc Bathroom

2pc Bathroom

4pc Bathroom

5pc Ensuite

Living 19x16\1\9

Dining 10x17\1\3

Kitchen 17\1\2x15

Bedroom 11\1\3x13\1\4

Bedroom 11\1\8x11\1\8

Bedroom 13\1\7x12

Laundry 11\1\6x8

Bedroom 17x11

Bedroom 17\1\3x13\1\2

Den 22\1\8x8

Games Room 16\1\4x24\1\7

Rec Room 36x15\1\3

Media/Theatre 19\1\10x18\1\4

Other 12x9

Listing Presented By:



Originally Listed by:
RE/MAX REAL ESTATE
(KAMLOOPS)

hralph@shaw.ca
<http://www.helenralph.com>



Royal

Lepage Kamloops Realty

322 Seymour St , Kamloops, BC,

Phone: 250.819.3324
mikeshannon@royallepage.ca