

## 308 MARIPOSA CRT Kamloops BC

\$1,099,900

Custom rancher w/ 4300 sqft of detailed design and quality, over looking 8th fairway and city. Kitchen w/ maple cabinets, tile floor, large island w/ new granite. Top line SS appliances. Eating nook and semiformal dining room and living room w/ river rock gas fireplace. Vaulted ceilings. Huge master suite w/ large ensuite, soaker tub and sperate shower, tile floor. Plus 2nd and 3rd bedroom, main floor laundry, large south facing sun deck partially covered. Fully finished basement w/ legal 2 bedroom suite, gas fireplace and all appliances. Plus sperate rec room, office, 2 large storage areas and triple garage, extra parking and much much more.

4pc Ensuite

4pc Bathroom

4pc Bathroom

2pc Bathroom

Breakfast Nook 12x10\\'5

Kitchen  $12\\\\\\\\\\\\\\\$ 

Kitchen 14\\'3x14\\'4

Living Room 17\\'9x16\\'2

Living Room 17\\'9x15\\'11

Primary Bedroom  $15\$ \'5x $15\$ \\'2

Dining Room  $12\\1x13\\2$ 

Foyer 7x9\\'11

Bedroom 13\\'4x14\\'4

Bedroom 10\\'1x12\\'1

**Laundry** 9\\'4x8\\'5

Bedroom 14\\'3x11

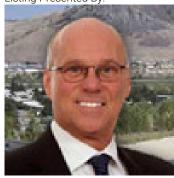
Bedroom 11\\'2x12

Garage 29\\'5x25\\'7

Sitting Room 15\\'7x18\\'3

Storage 8\\'9x3\\'2

Listing Presented By:



Originally Listed by: EXP REALTY

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