



## 400 ALEXANDER AVE Kamloops BC

\$779,900

Send this listing to anyone you know wanting a 2nd residence on their property! The fully permitted studio-style garden suite is an incredible advantage for anybody needing a family member or rental income on their property, but not in the same house! The main home was stripped to studs, re-insulated, and fully renovated. Custom touches throughout, including the beautiful kitchen with vaulted ceiling, concrete countertops, massive island, and storage galore. (One of a kind bathroom sink!) This home is set up as a three bedroom / two bathroom, but the downstairs office space has a window and could be a fourth bedroom. Huge crawlspace under the main house as well as another under the garden suite, and don't forget about the spacious workshop! Beautiful patio, fully fenced, landscaped, electrical utilities run underground, and so much more. Reach out for a full package and details! \*Garden suite to be viewed on second showing only as Sellers don't want to disturb their great tenant.

3pc Bathroom

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Living 15x15\5

Kitchen 10\3x18\4

Bedroom 14\10x9\9

Bedroom 10\5x13\9

Nook 5\5x6\9

Office 8x6\4

Cold Room 3\4x5\10

Bedroom 11\5x8\10

Listing Presented By:



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

akrausert@kadrea.com  
<http://askaaron.ca>



Royal

**Lepage Kamloops Realty**

322 Seymour St , Kamloops, BC,

Phone: 250.819.3324  
[mikeshannon@royallepage.ca](mailto:mikeshannon@royallepage.ca)