



## 7035 BLACKWELL ROAD Kamloops BC

\$1,710,000

Welcome to your dream home in the breathtaking Barnhartvale area! This spectacular custom built residence boasts an expansive nearly 5000 sqft floor plan, perfectly situated on a generous 5-acre parcel. Prepare to be captivated by the panoramic views that surround this property, offering a truly magical backdrop to your everyday life. Barnhartvale is known for its peaceful ambiance, friendly community, and proximity to essential amenities. The main floor features a N/G fp, 4 bdrms, 2 baths, open kitchen, lvgrm, dinrm and family room with vaulted ceilings. Large windows in every room giving plenty of natural light. Over the garage is a massive bonus rm. Walk out on the wraparound deck and truly enjoy the views. On the lower floor you'll find another large bdrm with walk-in closet and ensuite, den, rec rm with wetbar R/I, double garage, cold rm. Radiant infloor heating throughout including the garage, double HW tanks, BI vac, 200amp service, city water plus drilled well

4pc Bathroom

4pc Bathroom

4pc Ensuite

Mast BR 13\4x16\4

Bedroom 17\2x15

Bedroom 13\6x10

Bedroom 9x10

Bedroom 10x10

Kitchen 14\3x12\10

Family Room 15\4x11

Dining 12x11

Rec Room 25\6x23

Entrance 7\8x10

Cold Room 8x11\4

Games Room 19\2x29\6

Office 11\3x10\3

Listing Presented By:



Originally Listed by:  
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