



1855 HILLSIDE Drive 13 Kamloops British Columbia
 Dufferin/Southgate
\$604,900



Welcome to 13-1855 Hillside Drive, an immaculate 3-bedroom, 2-bathroom home in the highly desirable Dufferin neighbourhood. Just steps from Kenna Cartwright trails, tennis and pickleball courts, shopping, transit, and Dufferin Elementary, this location offers a great balance of convenience and outdoor lifestyle. The main floor features a bright open living and dining area centered around a cozy gas fireplace, with a view of the Dufferin Wetlands through a natural treed opening that creates a peaceful and private setting year round. The large primary bedroom offers a walk-in closet and cheater access to the main bathroom, while the second bedroom is ideal for young families, guests, or a home office. Downstairs offers a functional and flexible layout with a spacious rec room, a large hobby room perfect for a gym, office, or creative space, plus a third bedroom, full bathroom, laundry, and ample storage. The freshly painted basement and walkout access to the covered patio add to the overall usability of the home. Recent updates include partially updated flooring, new washer and dryer (2024), new dishwasher, and fully updated tub and shower in both bathrooms (2025). Outside, you will appreciate the single-car garage plus two additional driveway parking spaces. Bareland strata with a reasonable monthly fee of \$222/month. Pet friendly with restrictions, allowing up to 2 dogs, 2 c...



RE/MAX Kelowna
 100-1553 Harvey Avenue
 Kelowna, BC,
 Canada

Kyle Thompson

eXp Realty (Kamloops)

Phone: (250) 320-5762

