

144 Battle Street Kamloops British Columbia

South Kamloops

$689,000













OPEN HOUSE! Sunday, November 1st, 11am - 1pm... A rare character-filled, historical home with a mortgage helper and garage in the heart of downtown Kamloops! Welcome to 144 Battle Street -- a 5 bed, 2 bath suited home offering 2,815 sqft of bright living space, steps away from the Farmer's Market, downtown Kamloops, and Riverside Park. Perfect for an owner-occupier looking for a mortgage helper, the main floor is move-in-ready, with the lower-level suite currently rented for $1,950/mo + 40% utilities. Step inside to a charming living space that captures the timeless character of this home, featuring dark hardwood coffered ceilings, hardwood floors, board and batten wainscoting, grid-pane windows, and a fieldstone fireplace with built-in window seat. Step outside to the covered rear veranda -- an unbeatable perch for morning coffee. The primary bedroom connects to a flex room that can be used as an office space or a walk-in closet. Two additional bedrooms and a 4pc bath with clawfoot tub complete this level. Downstairs, the 2 bed, 1 bath suite offers a separate entry, gas fireplace, exposed brick walls, full kitchen, and covered patio. Separate storage rooms for upstairs and downstairs occupants. The private backyard features a spacious lawn and privacy of mature trees. Hedges frame the fully landscaped front yard. 2022 HWT. 1-car garage. Steps from dining, shopping, and Rive...

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