



1368 Sunshine Court Kamloops British Columbia

\$789,000

Perfectly tucked into quiet, sought-after Dufferin, this beautifully updated home backs directly onto Kenna Cartwright Park offering instant access to hiking, biking, and wide-open green space. Whether you're a nature lover, a young family, or an investor starting out, this home offers value, flexibility, and peace of mind. Upstairs you'll find a bright 3-bedroom, 2-bathroom suite with updated paint, kitchen sink and faucet, upgraded lighting and pot lights, a stylish new backsplash, and rich hardwood flooring. The kitchen has been refreshed with painted upper cabinets, a newer dishwasher and hood fan, and flows out to a spacious deck, perfect for morning coffees or winding down after a hike. Downstairs, the fully furnished self-contained 1-bedroom suite with new flooring, a modern backsplash, upgraded sink and faucet, hood fan and its own in-suite laundry is ideal for rental income or multi-generational living. This home comes with a newer roof (approx. 3 years), large hot water tank, central A/C, forced air furnace, and upgraded window treatments throughout. Parking is a breeze with a double garage, space for three vehicles in the driveway, and additional off-street options. There's even underground sprinklers to keep things easy in the summer. With great schools nearby, a welcoming community vibe, and a layout perfect for blended families or smart investors, this home is the ultimate balance of lifestyle and practicality. (id:6769)

Utility room 8'9" x 7'1"

Laundry room 6'3" x 7'1"

Full bathroom 5'0" x 8'4"

Full ensuite bathroom 5'8" x 7'2"

Primary Bedroom 14'2" x 13'2"

Bedroom 12'2" x 9'5"

Bedroom 9'10" x 9'5"

Living room 19'11" x 15'11"

Kitchen 9'2" x 12'2"

Dining room 10'8" x 12'2"

Full bathroom 6'9" x 7'7"

Living room 17'3" x 14'6"

Primary Bedroom 10'0" x 14'2"

Listing Presented By:



Originally Listed by:

Brendan Shaw Real Estate Ltd.

<http://www.bsre.ca/>



Royal

LePage Kelowna

#1-1890 Cooper Road , Kelowna, BC,

Phone: 250-860-1100

Fax:

sbuck56@gmail.com

The property information on this website is derived from the Canadian Real Estate Association's Data Distribution Facility (DDF®). DDF® references real estate listings held by various brokerage firms and franchisees. The accuracy of information is not guaranteed and should be independently verified. The trademarks REALTOR®, REALTORS® and the REALTOR® logo are controlled by The Canadian Real Estate Association (CREA) and identify real estate professionals who are members of CREA. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by CREA and identify the quality of services provided by real estate professionals who are members of CREA.