



1434 Mt Dufferin Drive Kamloops British Columbia

\$829,000

Panoramic views and extensive top-to-bottom updates define this move-in-ready 4 bds, 3 baths home on a quiet Dufferin cds. Backing onto greenspace, this home has seen comprehensive renovations over the yrs including roof, furnace, central A/C, siding, vinyl decking with modern glass railings, updated window cells, kitchen and bathrooms, light fixtures and so much more. South facing with plenty of nat light, this home showcases rich HW/tile flooring, a king-sized primary suite with a W/I closet and 3pce ensuite, custom window coverings and spacious living room with gas FP. The refreshed kitchen features knotty alder cabinetry, granite countertops, tasteful tile backsplash, SS appliances, gas range, pantry, eating bar and sep dining area. Step out from the kitchen to the covered wrap-around deck overlooking the incredible views and very private 0.28 acre oasis tiered backyard beautifully landscaped with nat perennials, irrigation, a bonus detached 13x20 garage/workshop and plenty of room to entertain, for the kids/pets to play or to simply relax on the back deck after a long day. Downstairs, the fin bsmt features vinyl flooring, slate tile foyer, fam room with FP, flex space ideal for a gym or office, 4th bd, bath, laundry + ample storage. Double garage with individual doors. Located close to all amenities, steps from Kenna Cartwright Park walking trails and minutes from Dufferin Elementary, TRU, Costco and the Tournament Capital Centre. This is a great place to call home. (id:6769)

Laundry room 8'8" x 3'6"	4pc Bathroom 8'1" x 7'6"
Utility room 8'0" x 8'5"	Bedroom 9'8" x 15'1"
4pc Bathroom 8'8" x 5'1"	Bedroom 10'4" x 11'10"
Bedroom 12'10" x 9'7"	Primary Bedroom 12'11" x 11'10"
Gym 23'0" x 15'1"	Living room 13'11" x 17'10"

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