



# 1901 QU'APPELLE Boulevard 149 Kamloops British Columbia

\$615,000

This immaculate three bedroom, 2 1/2 bathroom home shows just like brand new and offers a perfectly designed layout for modern living. Stepping inside from the street side entrance, you find yourself in a spacious foyer that flows into a functional mudroom off the garage, as well as a bright lower level bedroom with patio doors that open onto a private street side patio space. The lower level also has a generous single car garage with ample room left over for seasonal storage or bikes. On the second floor, the inviting open concept main living area has a gourmet kitchen equipped with a gas range, premium quartz countertops, and abundant cupboard space to easily accommodate everything from a busy family to an avid home cook. An oversized deck off the dining room is also a feature that can't be missed! The adjacent living room overlooks Juniper West Park and has a cozy electric fireplace, perfect for winter warmth or evening ambiance. The top level main bedroom has a generous ensuite complete with a double-sink vanity and a full tub and shower. The main bedroom walk-in closet is a standout, beautifully illuminated by its own daylight window. The upper level is completed by an additional spacious bedroom, a full guest bathroom, and a conveniently located laundry area. Situated directly across from Juniper West Park and steps away from the Kamloops Bike Ranch, this property is an outdoor enthusiast's dream. Pet bylaw is 2(dogs or cat). Don't hesitate to book an in person viewing! (id:6769)

Dining room 12'6" x 12'4"

Living room 15'11" x 13'2"

Kitchen 12'6" x 13'7"

2pc Bathroom Measurements not available

Laundry room 2'9" x 6'7"

Bedroom 15'11" x 11'7"

4pc Bathroom Measurements not available

Primary Bedroom 11'9" x 14'2"

5pc Ensuite bath Measurements not available

Mud room 6'2" x 9'2"

Bedroom 10'8" x 12'11"

Foyer 7'8" x 11'6"

Listing Presented By:



Originally Listed by:  
REMAX Kamloops



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.