



1621 Spartan Place Kamloops British Columbia

\$439,900

Bring your ideas and make this home your own! With over 1,600 sq. ft. of living space, this 4 bedroom, 1.5 bathroom half duplex offers plenty of opportunity and is tucked away on a quiet cul-de-sac in family friendly Brocklehurst. The main floor features bright, open-concept living with laminate flooring throughout and large windows that fill the space with natural light. The kitchen has an island with new pendant lighting, Bosch dishwasher and plenty of storage, including a pantry closet. Two bedrooms and a full bathroom with an updated bathtub complete the main level. Downstairs you'll find two additional bedrooms, a rec room and a 2-piece bathroom with room to add a shower. Exterior access to the backyard adds flexibility for a future basement suite, subject to City approval. Outside, the backyard is a blank canvas with mature trees, potential to create vehicle access from the rear lane and even a former pond that could be brought back to life. Spartan Park and its tot lot are just steps away with George Hilliard Elementary School nearby and convenient transit access along Tranquille Road. With no strata fees and plenty of room to build equity through renovations, this is a great opportunity for first-time buyers, investors or anyone looking for a home they can update and make their own. (id:6769)

Foyer 7'5" x 7'2"

Recreation room 10'7" x 15'8"

Bedroom 12'8" x 9'3"

Bedroom 16'1" x 10'10"

Partial bathroom 6'8" x 5'

Full bathroom 8'9" x 5'1"

Bedroom 12'3" x 9'1"

Primary Bedroom 14'6" x 10'2"

Living room 16'6" x 13'4"

Dining room 13'8" x 8'8"

Kitchen 9'1" x 11'

Listing Presented By:



Originally Listed by:
REMAX Kamloops

<http://www.kamloopssold.com/>



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.