



1221 Hugh Allan Drive 20 Kamloops British Columbia

\$369,000

This well kept 2 bedroom, 1 bathroom end unit townhome is tucked into the popular Aberdeen Ridge complex in Aberdeen. As an end unit, you get a bit more privacy and the added benefit of an abundance of light through the floor to ceiling stairwell windows. You enter on the lower level into a foyer with full size closet, then head up to the main floor where you will find the kitchen, dining area, living room, and laundry. The living room features a fireplace and vaulted ceilings with exposed beams, and sliding doors lead out to a deck with a private treed view. The kitchen includes light maple cabinetry, laminate flooring, and full appliances including a new dishwasher. Head up to the third floor and you will find two bedrooms and a full bathroom. The primary bedroom is a good size with large mirrored closets and its own covered deck. The second bedroom is well sized for a secondary bedroom or a home office. The bathroom has a maple vanity, tub and shower, and tile flooring. A great walk in storage closet on the upper floor ensures you have plenty of space for all your things. The complex is pet-friendly and includes access to tennis and basketball courts, landscaped grounds, and green space. Close to schools, shopping, transit, and highway access. Monthly strata fee: \$397.67 (id:6769)

Bedroom 9'9" x 8'5"

Primary Bedroom 10'9" x 14'5"

4pc Bathroom Measurements not available

Foyer 5' x 4'

Living room 11'1" x 23'6"

Dining room 8'7" x 23'6"

Laundry room 8'7" x 8'1"

Kitchen 8'7" x 8'9"

Listing Presented By:



Originally Listed by:
REMAX Kamloops

<http://www.indybal.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.