



## 201 Hollyburn Drive Kamloops British Columbia

\$549,000

Just listed, catch me if you can! Located in one of the safest neighbourhoods in Kamloops and on a bus route! This Upper Sahali, 4 bedroom half duplex free-hold title property will tick the boxes for many buyers. Lots of parking with extra guest parking on side street very nearby. Upstairs you have 3 bedrooms, 1 full bath and a huge kitchen with open concept. No chopped up living area here! Below is a 1 bedroom in-law suite with it's own entrance so you can have a room mate or in-law accommodation with their own space away from yours. Level driveway offers convenient parking for 3 vehicles right near the front door. Rear yard is fully fenced for pet and child safety with plenty of sunshine and trees for shade. Perfect for a child's playground set-up. Sun deck is roomy and set up for private BBQ's , sun tanning and growing tomatoes. Showings require 24 hours notice. Measurements from Virtual tour camera. Buyers to verify where deemed important. (id:6769)

Storage 9' x 5'

3pc Bathroom Measurements not available

Bedroom 16' x 10'

Foyer 10' x 9'

Laundry room 10' x 6'

Full bathroom Measurements not available

Bedroom 9' x 9'

Bedroom 13' x 8'

Primary Bedroom 11' x 10'

Kitchen 14' x 10'

Living room 18' x 13'

Kitchen 13' x 11'

Listing Presented By:



Originally Listed by:  
Stonehaus Realty Corp.

<http://nancybellsold.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.