



2256 Coldwater Drive Kamloops British Columbia

\$1,140,000

Welcome to 2256 Coldwater, a brand new home currently under construction within the Trail Side II neighbourhood. Built by Cressman Homes, this three bedroom, two bathroom home PLUS a one bedroom, one bathroom legal suite is functional yet stylish for a growing family. The open-plan kitchen seamlessly flows into the dining and living areas, creating a bright and inviting atmosphere with tons of natural light. Along the main level are two spacious bedrooms, five-piece bathroom, laundry room with utility sink, and the Primate Suite. Featuring its very own sundeck, large walk-in closet, and airy ensuite with glassed-in shower, this Master Bedroom will be your peace at the end of a long day. The fully finished basement offers a large bedroom, which could easily serve as a rec room (or home office) with closet space for extra storage, access to the two-car garage, and direct access to the legal suite. Perfect for multi-generational homes, teenagers craving privacy, or as a mortgage helper, the one-bedroom suite is fully contained with a full bathroom, area for a washer / dryer stack, large kitchen and living area, and separate entrance. With its modern features and flexible layout, this is the fresh start you've been looking for. All measurements are approximate and were taken from building plans; buyers to verify. Book your private viewing today! Estimated Completion Summer 2025. (id:6769)

Pantry 2'8" x 4'4"

Utility room 9'0" x 4'2"

Recreation room 13'0" x 19'2"

Laundry room 8'11" x 5'8"

Bedroom 11'2" x 11'0"

5pc Bathroom Measurements not available

Bedroom 11'0" x 11'0"

4pc Ensuite bathroom Measurements not available

Pantry 4'10" x 9'2"

Kitchen 14'8" x 13'5"

Dining room 8'5" x 14'7"

Living room 13'7" x 20'2"

Full bathroom Measurements not available

Primary Bedroom 12'6" x 10'0"

Living room 14'0" x 16'4"

Kitchen 11'0" x 11'0"

Listing Presented By:



Originally Listed by:
eXp Realty (Kamloops)



Royal

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