



# 421/423 Alexander Avenue Kamloops British Columbia

\$649,900

Great opportunity for investors or first-time home buyers looking for a mortgage helper! This duplex property offers flexibility, income potential, and a convenient location close to everything Kamloops has to offer. Each side features 3 bedrooms and 1 bathroom, making it ideal for families, students, or long-term tenants. One side has been newly updated and is clean, bright, and move-in ready, while the other side is currently rented, providing immediate income. Located just minutes from TRU, Royal Inland Hospital, downtown Kamloops, parks, shopping, and transit, this property offers strong rental appeal and everyday convenience. Whether you're looking to live in one side and rent the other, expand your investment portfolio, or secure a property in a central location, this duplex offers fantastic potential. Investment opportunity + flexibility + great location. Near mirror image of both sides. Some photos digitally altered to remove personal items. \*Viewing #421 upon 2nd showing & 24hrs notice required (id:6769)

Bedroom 14'9" x 12'2"

Bedroom 14'8" x 12'

Full bathroom Measurements not available

Primary Bedroom 13'5" x 7'4"

Living room 18'10" x 11'8"

Kitchen 12'8" x 10'9"

Listing Presented By:



Originally Listed by:

Royal LePage Kamloops Realty  
(Seymour St)

<http://www.uprealestate.ca/>



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