



# 5362 Shelly Drive Kamloops British Columbia

\$299,000

Perfect for a first-time buyer or someone looking to downsize, this charming 533 sq.ft. manufactured home offers 1 bedroom and 1 bathroom on its own 0.33-acre lot with a private, fully fenced yard. No Strata Fees. Updates include some fresh paint and trim, vinyl flooring, an updated back door, and a newer hot water tank (2022). Additional features include a gas range, four included appliances, storage shed. Roof 2013. Deregistered and located on a quiet cul-de-sac, this home is move-in ready with quick possession available. Showings by appointment only. All measures approximate. (id:6769)

- Full bathroom Measurements not available
- Primary Bedroom 9'2" x 9'3"
- Kitchen 13'6" x 8'5"
- Living room 15' x 9'2"
- Foyer 3'8" x 7'4"

Listing Presented By:



Originally Listed by:  
RE/MAX Real Estate (Kamloops)



Royal

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