



# 602 & 604 Brentwood Avenue Kamloops British Columbia

\$915,000

Listing Presented By:



Originally Listed by:  
Stonehaus Realty Corp

INVESTOR ALERT!!! Turnkey Duplex with strong revenue potential generating approximately \$8,000 per month in rental income. With THREE Bedrooms up top and THREE bedrooms down, this well maintained property offers excellent cash flow with multiple income streams including a detached carriage office featuring its own rooms bathroom and kitchen ideal for additional rental income or workspace. Each side has approx 1750 sq ft over 2 levels for a total of approx 3500 sq ft. The main dwelling includes two updated units each with new modern kitchens on the top and bottom floors as well as updated flooring and fresh paint throughout. The lower level features an in law suite non conforming providing added flexibility for investors. Extensive recent upgrades include new 200 AMP electrical panels, new furnace central A/C and hot water tanks installed in 2026, new siding and fencing along with new flooring and carpets throughout. The property also offers ample parking for all tenants enhancing rental appeal and convenience. A solid opportunity for investors seeking a move in ready income producing property with significant updates already completed. Situated near schools, river trails parks and all you necessities, this is an amazing long term investment! Call today for more information. All measurements are approximate buyer to verify all measurements. (id:6769)



Royal

LePage Kelowna

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Bedroom 6' x 7'

3pc Bathroom Measurements not available

Bedroom 8' x 7'

Full bathroom Measurements not available

Bedroom 8' x 7'

Full bathroom Measurements not available

Primary Bedroom 10' x 16'

Bedroom 6' x 5'

Primary Bedroom 10' x 16'

Primary Bedroom 10' x 10'

Laundry room 8'3" x 7'6"

Bedroom 8' x 8'

Other 9'7" x 8'4"

Full bathroom Measurements not available

Recreation room 11'11" x 10'4"

4pc Bathroom Measurements not available

Bedroom 10'4" x 6'

Bedroom 11'6" x 10'

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Bedroom 8' x 8'9"