



675 Humphrey Road Kamloops British Columbia

\$849,900

Meticulously maintained 4-bedroom, 2-bathroom home situated on a quiet, picturesque street in desirable Sahali, just steps to shopping, schools, and public transit. This inviting rancher with upper-level living offers a bright and functional floor plan ideal for families of all ages. The upper level features three bedrooms, a 3-piece bathroom, and a spacious recreation room complete with a wet bar and walkout access to a large private deck – perfect for entertaining or relaxing. The main level showcases open-concept living with a dedicated dining area and a well-appointed kitchen designed for everyday comfort. The primary bedroom includes a walk-in closet and convenient cheater ensuite. Exceptional storage throughout, including a basement with cold room, 4-foot crawl space, and multiple utility, craft, and storage rooms off the garage. Enjoy a truly special outdoor setting with tranquil Scotney Brook (Springhill Creek) frontage, beautiful flower gardens, and a serene bird sanctuary that creates a peaceful backyard retreat. Ample additional parking and a double garage complete this outstanding property. Hot water tank replaced in 2023. Buyer to verify all measurements. An excellent opportunity to own a well-cared-for home in one of Sahali's most convenient and established neighbourhoods. (id:6769)

- Recreation room 16'2" x 28'1"
- 3pc Bathroom 8'1" x 5'5"
- Bedroom 17'4" x 8'7"
- Bedroom 11'11" x 9'1"
- Bedroom 12'4" x 9'3"
- Storage 49' x 33'
- Other 12'4" x 7'10"
- Workshop 24'0" x 21'0"
- Storage 30' x 14'9"
- Storage 9'0" x 7'0"
- Hobby room 14'9" x 11'0"
- Laundry room 9'4" x 8'5"
- Foyer 13'4" x 5'6"
- 4pc Bathroom 12'7" x 8'5"
- Primary Bedroom 12'10" x 13'6"
- Living room 15'0" x 18'9"
- Dining room 12'6" x 8'5"
- Kitchen 13'0" x 11'0"

Listing Presented By:



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

<http://www.applegathgroup.com/>



Royal

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Mud room 12'0" x 5'10"