



## 204 FAIRVIEW Avenue Kamloops British Columbia

\$729,900

Rancher -- a truly versatile property perfect for both savvy investors and families looking to live side-by-side. This level-entry home has a lot to offer. A highly desirable setup for rental income or a brilliant strategy for multi-generational living. Unit 204: Features 2 bedrooms and 1.5 bathrooms. Unit 206 (Tenanted): Offers 2 bedrooms and 1 bathroom. Enjoy a covered carport, a separate single garage, plus a large, detached shop complete with power--ideal for hobbies, storage, or a dedicated workspace. There is also ample open parking, including room for your RV, camper & toys. The property boasts private fenced yards, offering a safe space for kids or pets, and a valuable bonus of convenient alley access for additional parking. Both units are equipped with stylish Stainless Steel (SS) appliances and Central AC for year-round comfort. You'll love the convenience, as the property is situated close to essential shopping, popular dining spots, and beautiful river walks. Don't miss out on this unique chance to secure a property with endless possibilities! One side is currently occupied by a tenant. Contact me today to arrange your private showing. 24hr notice see remarks. (id:6769)

Bedroom 11' x 9'

Partial bathroom Measurements not available

Full bathroom Measurements not available

Primary Bedroom 14' x 11'

Dining room 9' x 8'

Living room 18' x 11'

Kitchen 11' x 8'

Listing Presented By:



Originally Listed by:  
Royal LePage Westwin Realty



**Royal LePage Locations West Realty**

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