



## 2225 BARBARA Avenue Kamloops British Columbia

\$885,000

Welcome to your own private riverfront retreat. This custom-designed 4-bedroom home is perfectly situated on a quiet cul-de-sac, offering both tranquility and convenience. Set on nearly half an acre (74' x 262'), the property combines stunning natural surroundings with the comforts of modern living. The spacious main level is thoughtfully designed with the primary bedroom, kitchen, and living room all on the ground floor, allowing seamless access to the backyard and pool area. Large windows showcase the beautiful river views while filling the home with natural light. The kitchen is the heart of the home, with ample space for cooking and entertaining, flowing easily into the living and dining areas. Upstairs, you'll find additional bedrooms, including one with a private balcony overlooking the 20x40 in-ground pool—perfect for morning coffee or relaxing evenings. The outdoor space is an entertainer's dream, featuring a large pool deck and plenty of room for gatherings in a private, fully fenced yard. Practical features add to the appeal: a circular driveway, double garage, abundant parking for guests, and a convenient RV sani dump. Whether you're hosting summer pool parties, enjoying peaceful riverfront mornings, or simply appreciating the privacy of your expansive lot, this property offers a lifestyle unlike any other. Practical features add to the appeal: a circular driveway, double garage, abundant parking for guests, and a convenient RV sani dump. Whether you're hosting summer pool parties, enjoying peaceful riverfront mornings, or simply appreciating the privacy of your expansive lot, this property offers a lifestyle unlike any other. (id:6769)

Laundry room 20' x 7'

3pc Bathroom Measurements not available

Dining nook 14' x 13'

Dining room 11' x 10'

Primary Bedroom 14' x 12'

Living room 19' x 18'

4pc Bathroom Measurements not available

Living room 19' x 18'

Bedroom 12' x 13'

Bedroom 12' x 10'

Bedroom 12' x 9'

Foyer 11' x 10'

Listing Presented By:



Originally Listed by:  
One Percent Realty Ltd. (Kam)



**Royal LePage Locations West Realty**

484 Main Street , Penticton, BC,

Phone: 250-493-2244  
tammykozari@gmail.com

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Kitchen 14' x 11'