

# \$1,399,900 - 3637 Sillaro Place, Kamloops

MLS® #10359157

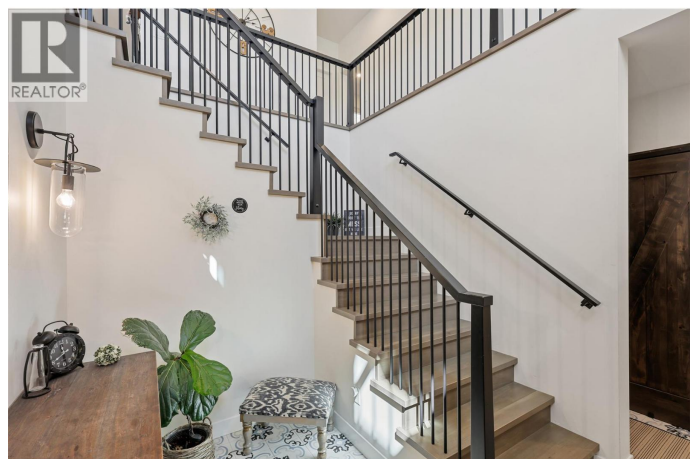
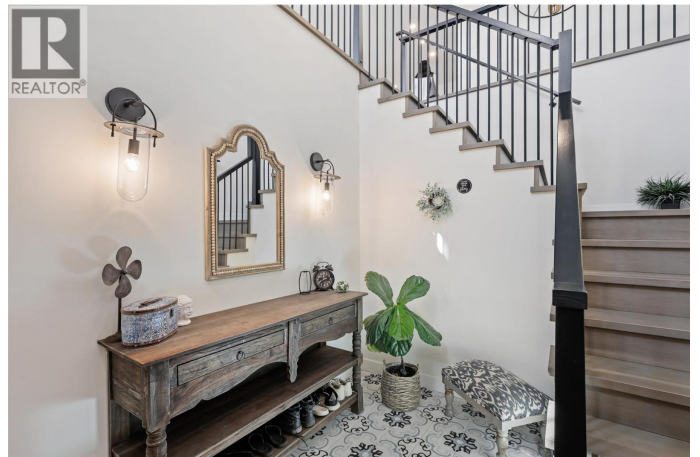
**\$1,399,900**

3 Bedroom, 5.00 Bathroom, 3,371 sqft

Single Family on 0.19 Acres

Sun Rivers, Kamloops, British Columbia

Nestled in the prestigious neighborhood of Sun Rivers, this luxurious Tuscan Mediterranean multi-generational home presents a distinctive opportunity for those desiring to reside in the picturesque golf community of Sun Rivers while maintaining proximity to the city. Upon entering the home, you will be greeted by the inviting foyer, featuring a beautiful staircase with classic railings that lead to the upper floor. The upstairs open floor plan showcases a chef's dream kitchen equipped with sleek stainless-steel double-wide fridge, Quattro stone countertop and premium appliances. The spacious dining area integrates seamlessly with the beautiful backyard, ideal for relaxation. The open concept layout is complemented by a gas fireplace which enhances the dramatic Great-room with its high ceiling and windows, bringing an abundance of natural light. Engineered silent flooring is featured throughout the home, paired with elegant Tuscan tile accents. A wraparound walkway leads to the master bedroom, boasting a lavish design ensuite that highlights high-end finishes. The second master bedroom features its own ensuite. An additional room can serve as an office, accompanied by a powder room in the hallway. The main laundry/mudroom is situated on the entry floor, providing access to the garage. The legal suite in the lower floor is currently tenanted, boasting separate entries and its own laundry room, perfect for



generating additional income. The suite is equally appointed with quality finishing. The 3-car garage & driveway parking can accommodate up to 9 vehicles, ideal for car enthusiasts or extra storage. This property seamlessly blends Tuscan tradition with modern comfort, presenting more than just a home. Do not miss the opportunity to make this exceptional property your own. (id:6289)

Built in 2019

**Essential Information**

Listing #	10359157
Price	\$1,399,900
Bedrooms	3
Bathrooms	5.00
Half Baths	1
Square Footage	3,371
Acres	0.19
Year Built	2019
Type	Single Family
Sub-Type	Leasehold/Leased Land
Style	Contemporary

**Community Information**

Address	3637 Sillaro Place
Subdivision	Sun Rivers
City	Kamloops
Province	British Columbia
Postal Code	V2H0G9

**Amenities**

Amenities	Golf Nearby
Features	Central island
Parking Spaces	9
Parking	Additional Parking, Attached Garage
# of Garages	3

**Interior**

Appliances	Refrigerator, Dishwasher, Range - Gas, Microwave, Oven, Washer & Dryer
Heating	Geo Thermal
Cooling	See Remarks
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Electric,Gas
# of Stories	2

## Exterior

Exterior	Stucco
Exterior Features	Underground sprinkler
Roof	Asphalt shingle

## Additional Information

Zoning	Residential
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## Listing Details

Listing Office	Brendan Shaw Real Estate Ltd.
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