

# \$1,140,000 - 2256 Coldwater Drive, Kamloops

MLS® #10360076

**\$1,140,000**

4 Bedroom, 3.00 Bathroom, 3,022 sqft

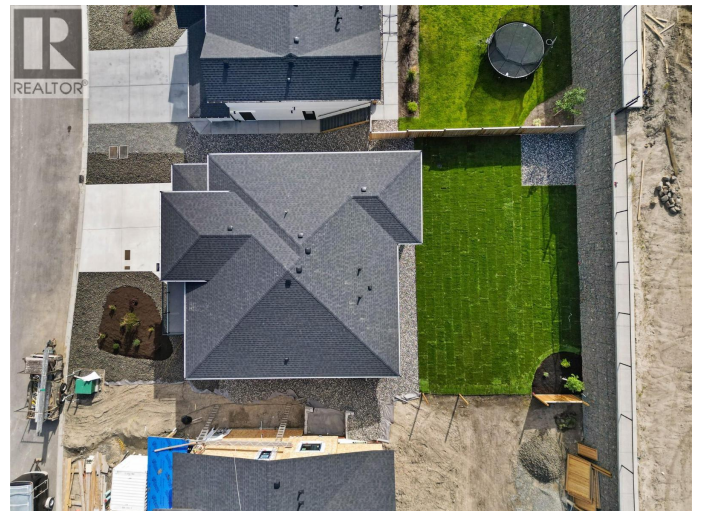
Single Family on 0.15 Acres

Juniper Ridge, Kamloops, British Columbia

Welcome to 2256 Coldwater, a brand new home currently under construction within the Trail Side II neighbourhood. Built by Cressman Homes, this three bedroom, two bathroom home PLUS a one bedroom, one bathroom legal suite is functional yet stylish for a growing family. The open-plan kitchen seamlessly flows into the dining and living areas, creating a bright and inviting atmosphere with tons of natural light. Along the main level are two spacious bedrooms, five-piece bathroom, laundry room with utility sink, and the Primate Suite. Featuring its very own sundeck, large walk-in closet, and airy ensuite with glassed-in shower, this Master Bedroom will be your peace at the end of a long day. The fully finished basement offers a large bedroom, which could easily serve as a rec room (or home office) with closet space for extra storage, access to the two-car garage, and direct access to the legal suite. Perfect for multi-generational homes, teenagers craving privacy, or as a mortgage helper, the one-bedroom suite is fully contained with a full bathroom, area for a washer / dryer stack, large kitchen and living area, and separate entrance. With its modern features and flexible layout, this is the fresh start you've been looking for. All measurements are approximate and were taken from building plans; buyers to verify. Book your private viewing today!

Estimated Completion Summer 2025.

(id:6289)



Built in 2025

**Essential Information**

Listing #	10360076
Price	\$1,140,000
Bedrooms	4
Bathrooms	3.00
Square Footage	3,022
Acres	0.15
Year Built	2025
Type	Single Family
Sub-Type	Freehold

**Community Information**

Address	2256 Coldwater Drive
Subdivision	Juniper Ridge
City	Kamloops
Province	British Columbia
Postal Code	V2E0E6

**Amenities**

Utilities	Cable, Electricity, Natural Gas, Telephone, Sewer, Water
Features	Central island, Balcony
Parking Spaces	2
Parking	Additional Parking, Detached Garage
# of Garages	2
View	Mountain view, Valley view, View (panoramic)

**Interior**

Heating	Forced air, See remarks
Cooling	Central air conditioning
# of Stories	2

**Exterior**

Exterior	Stone, Stucco, Other
Roof	Asphalt shingle

**Additional Information**

Zoning	Unknown
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## Listing Details

Listing Office eXp Realty (Kamloops)



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