

\$885,000 - 2225 Barbara Avenue, Kamloops

MLS® #10362877

\$885,000

4 Bedroom, 2.00 Bathroom, 3,583 sqft

Single Family on 0.43 Acres

Brocklehurst, Kamloops, British Columbia

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.



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Built in 1970

Essential Information

Listing #	10362877
Price	\$885,000
Bedrooms	4
Bathrooms	2.00
Square Footage	3,583
Acres	0.43
Year Built	1970
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	2225 Barbara Avenue
Subdivision	Brocklehurst
City	Kamloops
Province	British Columbia
Postal Code	V2B4J4

Amenities

Features	Balcony
Parking Spaces	2
Parking	Additional Parking, Attached Garage, RV
# of Garages	2
Is Waterfront	Yes
Waterfront	Waterfront on river
Has Pool	Yes
Pool	Inground pool, Outdoor pool

Interior

Appliances	Refrigerator, Dishwasher, Range - Gas, Washer & Dryer
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Heating	Baseboard heaters, Hot Water
# of Stories	1

Additional Information

Zoning	Unknown
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Listing Details

Listing Office	One Percent Realty Ltd. (Kam)
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