

\$1,174,900 - 565 Mccurrach Place, Kamloops

MLS® #10363038

\$1,174,900

3 Bedroom, 3.00 Bathroom, 3,200 sqft

Single Family on 0.31 Acres

Westsyde, Kamloops, British Columbia

Experience the best of riverfront living in one of Westsyde's most desirable neighborhoods. This stunning 3,200 sq. ft. home blends comfort, style, and efficiency with thoughtful design inside and out. The main floor features 2 bedrooms plus a den, highlighted by hardwood flooring throughout. The spacious primary suite captures river views and includes a spa-inspired ensuite with a custom tiled shower, corner soaker tub, heated floors, and a walk-in closet. The gourmet kitchen is a chef's dream, boasting a 40" designer gas range with dual ovens, a full-size fridge/freezer, and updated finishes. Custom cabinetry extends into the dining, living, and laundry rooms, adding both elegance and functionality. Step out onto the expansive deck, complete with a natural gas outlet, and enjoy the privacy of your fully fenced yard. This home features a solar system that has surpassed net-zero energy for the past two years, along with a high-efficiency furnace, hot water on demand, and HRV system for year-round comfort. The 3-car garage includes two 220V outlets, ideal for EV charging or workshop use. Downstairs, the fully finished basement is built for entertaining, offering a spacious media room with wet bar, a full bathroom, additional bedroom, exercise room, and generous storage. With its own separate entry, this level also provides excellent potential for an in-law suite. This exceptional property combines riverfront tranquility with modern luxury and



sustainabilityâ€™truly a rare find. (id:6289)

Built in 2005

Essential Information

Listing #	10363038
Price	\$1,174,900
Bedrooms	3
Bathrooms	3.00
Square Footage	3,200
Acres	0.31
Year Built	2005
Type	Single Family
Sub-Type	Freehold
Style	Ranch

Community Information

Address	565 Mccurrach Place
Subdivision	Westsyde
City	Kamloops
Province	British Columbia
Postal Code	V2B8R1

Amenities

Amenities	Golf Nearby, Public Transit, Park, Recreation, Schools, Shopping
Features	Central island
Parking Spaces	8
Parking	Attached Garage
# of Garages	3
View	River view, Mountain view, View of water, View (panoramic)
Is Waterfront	Yes
Waterfront	Waterfront on river

Interior

Appliances	Range, Refrigerator, Dishwasher, Hood Fan, Washer & Dryer
Heating	Forced air, See remarks
Cooling	Central air conditioning
Fireplace	Yes

# of Fireplaces	2
Fireplaces	Gas
# of Stories	2

Exterior

Exterior Features	Landscaped
Roof	Asphalt shingle

Additional Information

Zoning	Unknown
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Listing Details

Listing Office	Stonehaus Realty Corp
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