

**881 Pembroke Avenue**  
Kamloops, BC V2C 5R9

**CENTURY 21**  
Assurance Realty Ltd.

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**MLS# 10373882**



**\$696,900**

**4 Bedrooms | 2 Bathrooms | 1,990 Sqft**

Welcome to this well cared for & functional 4 bedroom, 2 bathroom family home situated on a flat .19 acre lot that has seen tons of recent upgrades! New windows throughout, 200amp electrical panel, remodelled bathrooms, water & sewer lines replaced & the basement completely renovated. Upon entering the home, you are invited into the cozy & bright living room featuring oversized windows that allows plenty of natural light in. Access the dining room and the spacious kitchen with lots of counter space & cabinetry. From the kitchen, step out onto the covered deck to enjoy your morning coffee with stairs to access the backyard (natural gas line for BBQ'ing). On the main level you will also find the updated main bathroom, along with three good size bedrooms. Downstairs you will find a large open concept recreational/family room, laundry with door leading to the backyard (suite potential possible!), updated bathroom, bedroom & office nook. The large, flat and private backyard includes 6 raised garden beds and alley access along with a shed that has power. There is an additional single car garage, ample parking in the front for your vehicles & recreational toys and this property comes with exciting possible future potential (RT-1 zoning). New furnace and air conditioner (2022). This is a fantastic opportunity to own a well-cared-for home with room to grow!



**C21 Assurance Realty**  
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For full listing details, please scan:

