



Geoff Walker - RE/MAX Absolute Walker Realty

Phone: (613) 830-5858

Mobile:

Fax:

Email: home@walkerottawa.com

Office: 613-721-5551

RE/MAX Absolute Walker Realty

238 Argyle Ave.

Ottawa, Ontario

K2P 1B9

3 1491 Fisher Avenue, Ottawa, Ontario, K2C 3M8, Canada

MLS®# 1230212



Property Value	\$349,000
Type	Row Unit   2 Storey
Style	Row Unit   2 Storey
Basement	Finished
Parking	Surfaced
Year Built	1974
Taxes	\$2,616.00 (2020)
Bedrooms	3
Bathrooms	1 full & 1 half
Maintenance Fee	\$460.00/mo.

## Description

Rare opportunity to own property in the popular Carleton Square area! Central location just steps to Carleton University with easy access to public transit, shopping and all amenities. Main floor is spacious with a bright living room, eat-in kitchen and separate dining area. Three generous sized bedrooms upstairs complimented by laminate flooring with the wood floor look and a large 5-piece bathroom. The basement has two separate rooms that can be used as a family room, games room, exercise room or whatever suits your needs complete with a partial bath. Fenced backyard with a patio and shed as well as access to the parking area. Condominium includes an inground outdoor pool as well as a playground. This home has been well maintained by tenant and Seller. Offers to be presented March 24th, 2021 at 5:00pm. Please submit your offer by 4:00pm on March 24th, 2021 as per Form 244.



