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RE/MAX Absolute Walker Realty

238 Argyle Ave.

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37 Rueter Street, Ottawa, Ontario, K2J 3Z9, Canada

MLS®# 1238363



Property Value	\$489,900
Type	Row / Townhouse
Style	Row Unit / 2 Storey
Basement	Full (Finished)
Parking	Attached garage
Year Built	1989
Taxes	\$3,070.00 (2020)
Lot Frontage	19.82 ft
Lot Depth	113.29 ft
Bedrooms	3
Bathrooms	2 full & 1 half

## Description

Welcome to your well-maintained middle unit townhome with no rear neighbours in a quiet Barrhaven neighbourhood. Plenty of natural light pours into the generous L-shaped living and dining room from the two large windows overlooking the backyard. The galley style kitchen with white appliances and a breakfast nook is perfect for cooking in. An airy primary bedroom with a 3-piece ensuite, including stand-up shower, along with two other large-sized bedrooms and a family bathroom are located on the second level. Enjoy a movie night in your spacious lower-level rec room with a wood burning fireplace. The fully fenced backyard with a two-tier deck and an easy to care for patio yard is sure to be enjoyed in the warmer months. A list of the upgrades has been included with the listing. Offers to be presented on May 5th at 12:00 PM, however, Seller reserves the right to review/accept pre-emptive offers.



