

\$599,900 - 262 St Jacques Street, Ottawa

MLS® #X12088281

\$599,900

3 Bedroom, 2.00 Bathroom,
Multi-family on 0.00 Acres

3402 - Vanier, Ottawa, Ontario

Turnkey Duplex in the Heart of Vanier perfect for Investors or Owner-Occupants! Opportunity knocks with this solid, completely rebuilt duplex in sought-after Vanier. Reconstructed from the foundation up in 2004, this spacious bungalow sits on a generous 44' x 95' lot (R4U zoning) and features a 2-bedroom main level unit (used to be 3 bedrooms but primary bedroom enlarged) and a 1-bedroom lower-level suite, offering excellent flexibility and income potential. Whether you're an investor looking for a low-maintenance property or a buyer searching for a home with future built-in rental income, this property fits the bill. Key features include: professionally waterproofed foundation (2024), newer roof (2021), retaining wall (2016) and attached garage. Solid construction with updated systems throughout. Ideal layout for owner occupancy or full rental. All this in a rapidly developing neighbourhood, just minutes to downtown, public transit, parks, shops, and more. A rare find in Vanier, book your showing today! (id:6289)



Essential Information

Listing #	X12088281
Price	\$599,900
Bedrooms	3
Bathrooms	2.00
Acres	0.00

Type	Multi-family
Style	Bungalow

Community Information

Address	262 St Jacques Street
Subdivision	3402 - Vanier
City	Ottawa
Province	Ontario
Postal Code	K1L5G7

Amenities

Amenities	Public Transit, Schools
Utilities	Cable, Electricity, Sewer
Features	Level, Carpet Free
Parking Spaces	2
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Garage door opener remote(s), Water meter
Heating	Electric Forced air
Cooling	Central air conditioning
# of Stories	1
Has Basement	Yes

Exterior

Exterior	Vinyl siding
Lot Description	44 x 95 FT
Foundation	Poured Concrete

Listing Details

Listing Office	ROYAL LEPAGE TEAM REALTY
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