

# \$2,500,000 - 306 Elmgrove Avenue, Ottawa

MLS® #X12268458

**\$2,500,000**

8 Bedroom, 8.00 Bathroom,  
Multi-family on 0.00 Acres

5002 - Westboro South, Ottawa, Ontario

Welcome to this meticulously crafted, high-end 4-plex located in one of Ottawa's most sought-after neighborhoods. Blending timeless elegance with modern design, this rare offering is ideal for discerning investors, extended families, or those seeking to live in luxury while generating substantial rental income. Each of the four units have separate entrances, 2-bedroom/2-Bathroom, and boasts a distinct designer finish with premium materials throughout, including quartz countertops, gas ranges & marble tile backsplashes. Soaring 9' ceilings and oversized windows flood the interiors with natural light, while private balconies and soundproof construction ensure comfort and privacy. Whether you're expanding your portfolio or looking for an exceptional place to call home, this 4-plex delivers sophistication, stability, and style in equal measure. (id:6289)



## Essential Information

|           |              |
|-----------|--------------|
| Listing # | X12268458    |
| Price     | \$2,500,000  |
| Bedrooms  | 8            |
| Bathrooms | 8.00         |
| Acres     | 0.00         |
| Type      | Multi-family |

## Community Information

|         |                     |
|---------|---------------------|
| Address | 306 Elmgrove Avenue |
|---------|---------------------|

Subdivision 5002 - Westboro South  
City Ottawa  
Province Ontario  
Postal Code K1Z6V1

### Amenities

Amenities Separate Electricity Meters  
Parking Spaces 2  
Parking No Garage

### Interior

Heating Natural gas Forced air  
Cooling Central air conditioning  
# of Stories 3  
Has Basement Yes

### Exterior

Exterior Aluminum siding, Brick  
Lot Description 29.8 x 99 FT  
Foundation Concrete

### Listing Details

Listing Office EXP REALTY



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