

\$324,500 - 806 - 265 Poulin Avenue, Ottawa

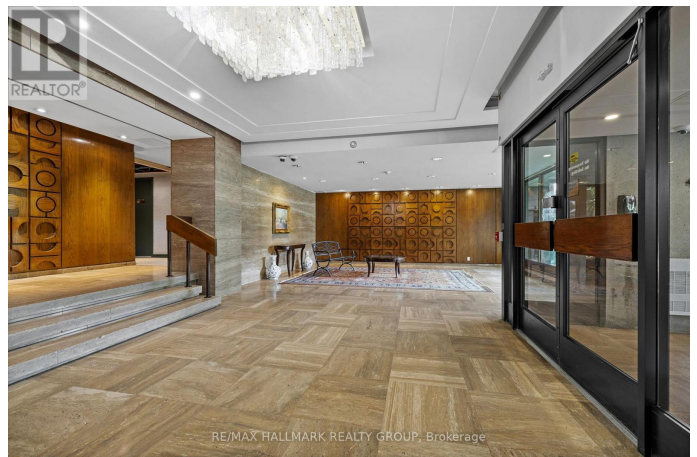
MLS® #X12466587

\$324,500

2 Bedroom, 2.00 Bathroom,
Single Family

6102 - Britannia, Ottawa, Ontario

Welcome to Unit 806 at 265 Poulin Avenue an outstanding 2-bedroom, 2-bathroom corner condo offering beautiful northeast views of the Ottawa River and surrounding green space. This sun-filled unit features a spacious foyer leading into a well-appointed galley kitchen with updated shaker-style cabinets, slow-close drawers, and a pull-out spice rack. The large L-shaped living and dining area boasts refinished light-toned parquet hardwood flooring and direct access to a private balcony through sliding patio doors. The generous primary bedroom includes a walk-in closet, 4-piece ensuite, and its own balcony access. The second bedroom also features a patio door to the balcony. A second full 4-piece bathroom, hallway linen closet, and convenient in-unit storage room complete the space. Windows and patio doors have been updated throughout. Includes one underground parking space. Enjoy exceptional building amenities including an indoor saltwater pool, sauna, gym, party room, library/games room, workshop, tennis courts, and a jogging track. Nature lovers will appreciate the nearby Mud Lake Trail, while shopping, transit, and recreation are just minutes away. 24 hours irrevocable. (id:6289)



Essential Information

Listing #	X12466587
Price	\$324,500

Bedrooms	2
Bathrooms	2.00
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	806 - 265 Poulin Avenue
Subdivision	6102 - Britannia
City	Ottawa
Province	Ontario
Postal Code	K2B7Y8

Amenities

Amenities	Public Transit, Recreation Centre, Exercise Centre, Party Room
Features	Elevator, Balcony
Parking Spaces	1
Parking	Garage, Underground
# of Garages	1
View	River view
Has Pool	Yes
Pool	Indoor pool

Interior

Appliances	Dishwasher, Hood Fan, Stove, Refrigerator
Heating	Electric Forced air
Cooling	Central air conditioning

Exterior

Exterior	Concrete
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Listing Details

Listing Office	RE/MAX HALLMARK REALTY GROUP
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