



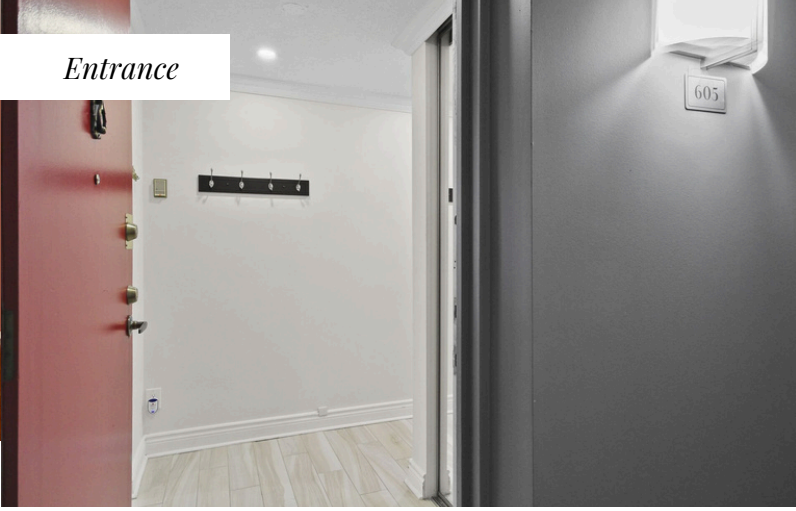
605 - 1465 Baseline Road

\$399,900

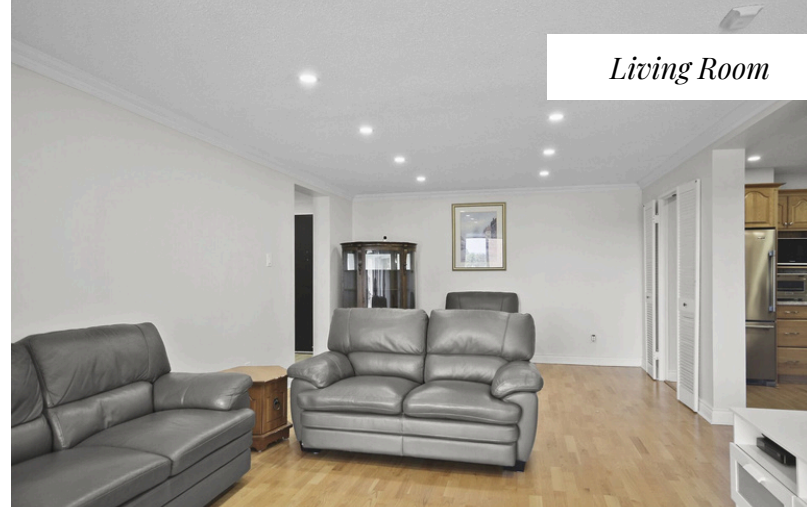
RE/MAX
Absolute Realty Inc.

Brokerage, Each Office Independently Owned and Operated.

Entrance



Living Room



Living Room



Dining Room



Dining Room



Home Details

- Impeccably maintained & upgraded 3 bedroom condo offering a North-facing balcony view.
- Enter through a spacious foyer with updated tile flooring and double coat closet.
- Quality tile and laminate flooring are featured through out the condo.
- The large living room features pot lights, crown molding, quality laminate flooring, large picture window with seasonal air conditioner and patio doors to a north facing balcony.
- An updated kitchen offers ample granite counters, undermount stainless steel double sink, granite backsplash, abundant cupboards including pot & pan drawers, display cabinet, corner cabinet with lazy susan and a wine rack. Appliances featured: stainless steel refrigerator, stainless/black stove, hoodfan and stainless steel dishwasher.
- Flowing seamlessly into the dining room for entertaining. The dining room features a modern chandelier and space for dining table & hutch.
- 3 bedrooms with ample closets.
- The primary bedroom has space for a king size bedroom set, large picture window for natural light, ceiling fan with light, an updated 3-piece ensuite and walk-in closet with emergency exit to main hallway.
- The updated 3-piece ensuite features granite vanity with undermount sink, cabinets & drawers, shower with tiled surround and glass doors, toilet & tile flooring.
- Down the hallway are the 2 secondary bedrooms, storage room & full bathroom.
- The full bathroom has been updated with granite vanity with undermount sink, cabinet & drawers, tub/shower with tile surround, toilet & tile flooring.
- In-unit storage room has built-in extra shelving.
- Includes 1 underground parking & storage locker.
- Building has been renovated over the years and new carpets in hallways are being installed.
- Condo building features shared laundry room, party room, library, billiards room, exercise room, workshop and outdoor pool.
- Walking distance to shopping, restaurants and public transit.

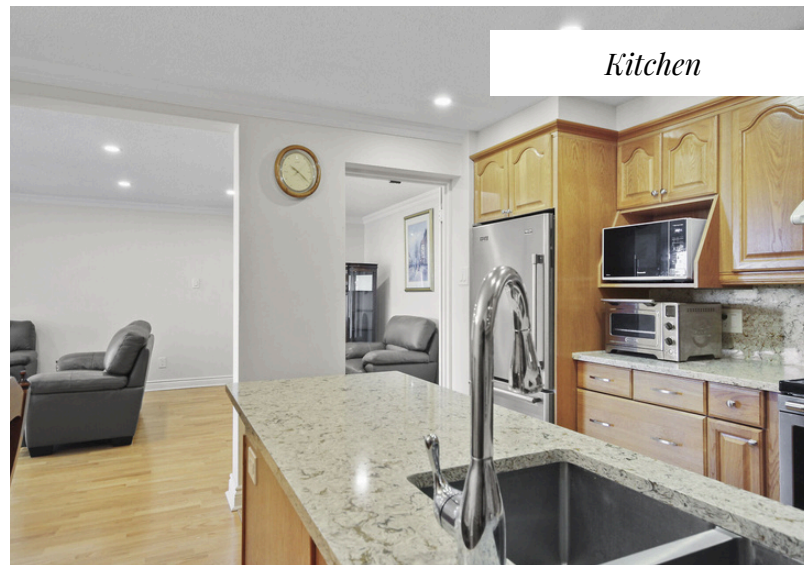
Kitchen



Kitchen



Kitchen



Room Dimensions

Main Level

Foyer:	7'5" X 4'4"
Dining Room:	12'2" X 8'1"
Primary Bedroom:	14'9" X 12'9"
Walk-in Closet:	5'10" X 4'6"
3rd Bedroom:	13'10" X 9'1"
Storage Room:	6'5" X 4'2"

Kitchen:	11'6" X 8'0"
Living Room:	23'7" X 12'10"
3-Piece Ensuite:	7'11" X 4'11"
2nd Bedroom:	13'9" X 10'1"
Full Bathroom:	9'6" X 4'11"

Primary Bedroom



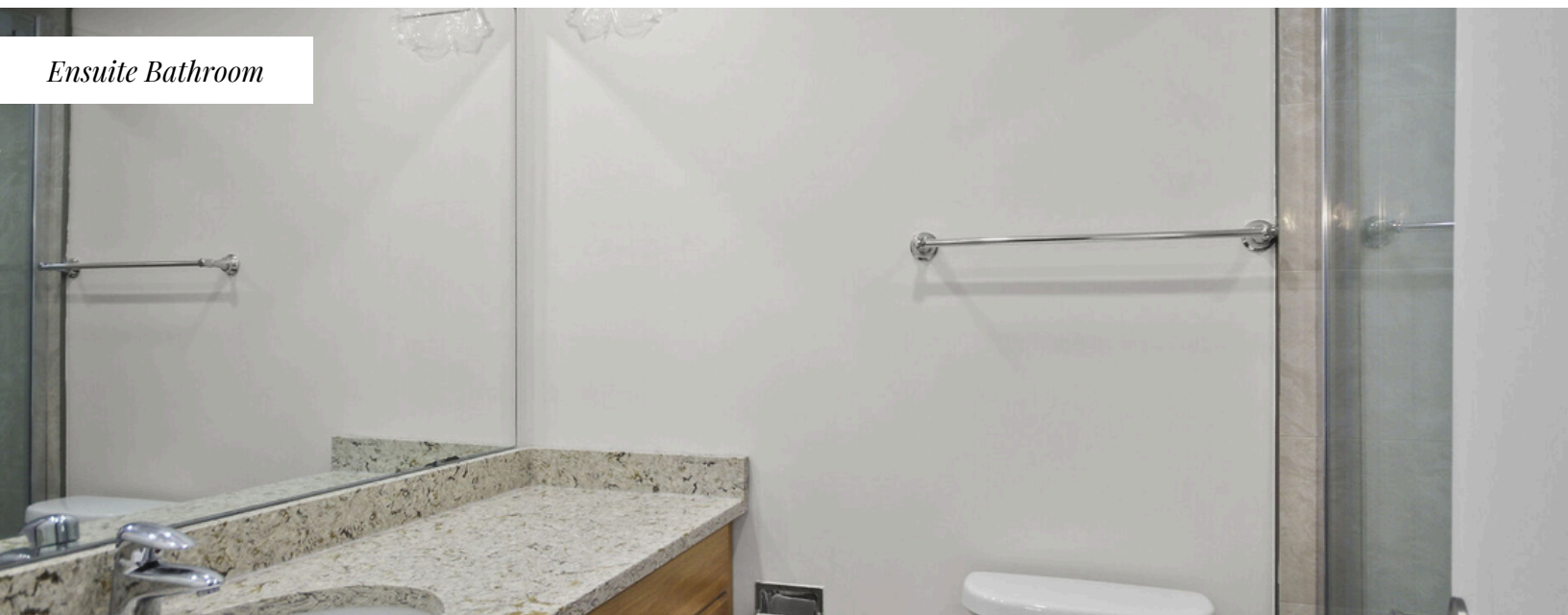
Primary Bedroom



Ensuite Bathroom



Ensuite Bathroom



2nd Bedroom



3rd Bedroom



Full Bathroom





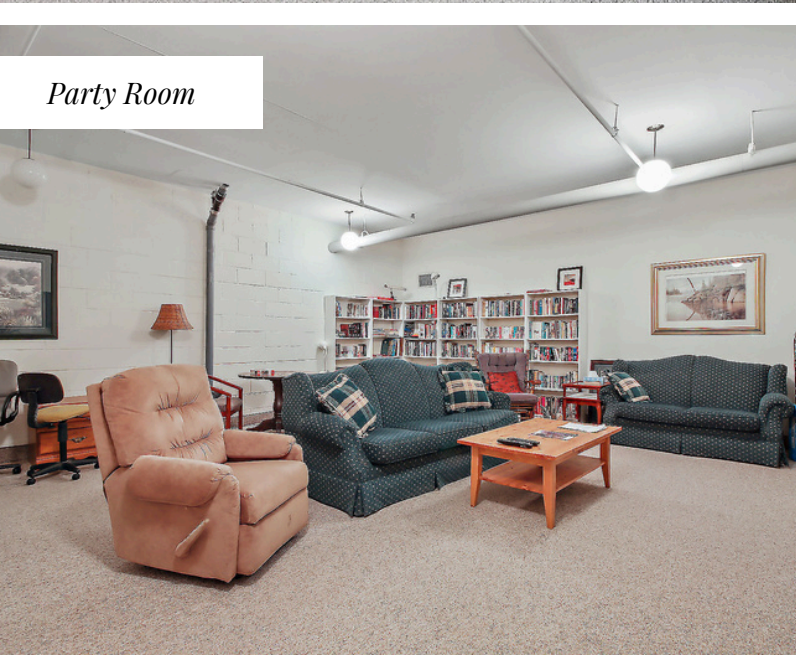
Shared Laundry



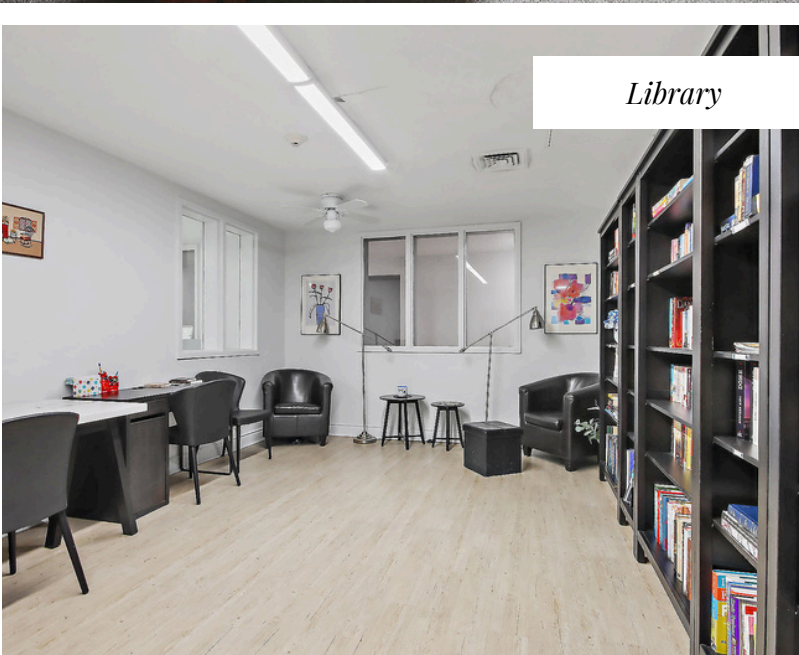
Shared Laundry



Billiards Room



Party Room



Library

Legal Information

Year Built: 1975 Approximately

Property Taxes: \$2,817.00/2024

Legal Description: UNIT 5, LEVEL 6, CARLETON CONDOMINIUM PLAN NO. 62, CITY OF OTTAWA

Inclusions: Hood Fan, Refrigerator, Stove, Dishwasher, Window Blinds, ceiling fans.

Possession: Immediate or TBA

Parking Space: 1 underground parking space.

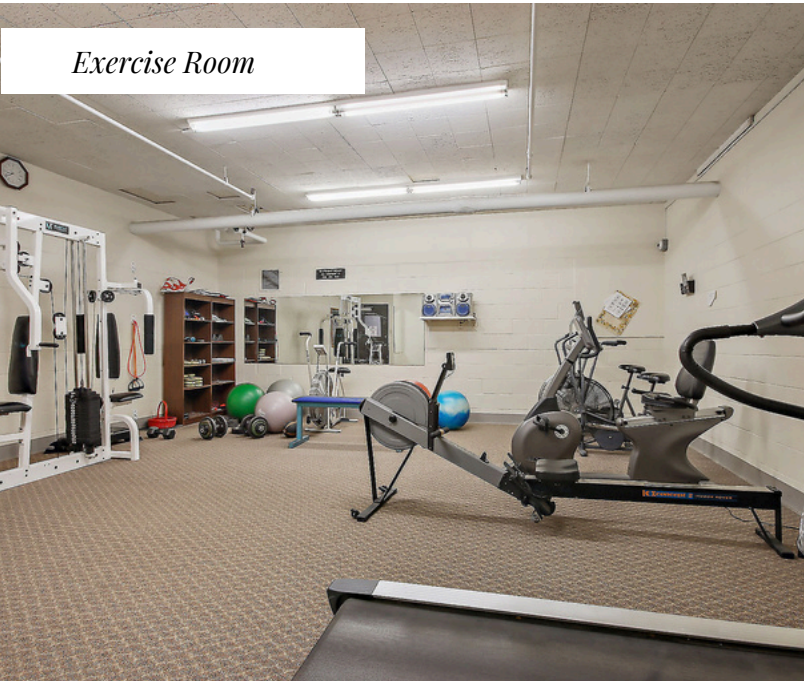
Storage Locker: 1 locker storage space.

Condo Fee: \$850.67/month

Fee Includes: Building Insurance, Common Area Hydro, Heat, Hydro, Insurance, Snow Removal, Water/Sewer

Pets Allowed: Yes with restrictions.

Exercise Room



Outdoor Pool



The Joanne Goneau Team

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