



208 Mission Trail Crescent

\$719,900

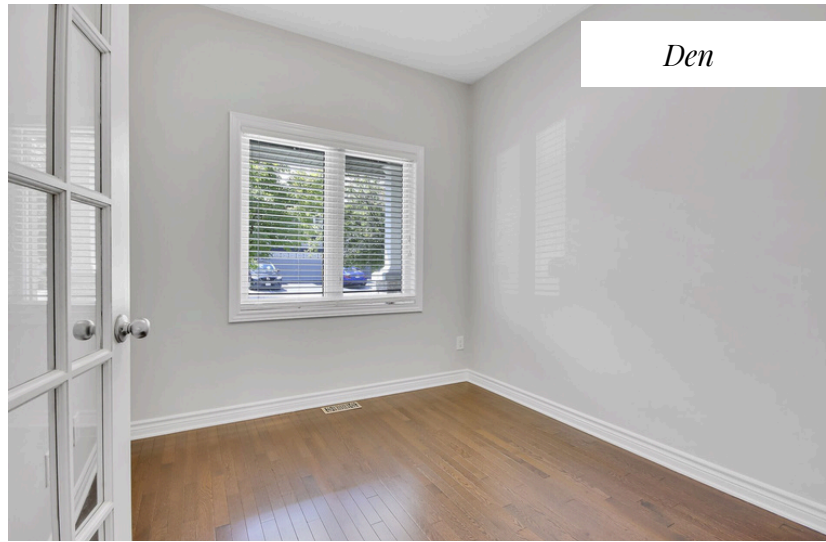
RE/MAX
Absolute Realty Inc.
Brokerage, Each Office Independently Owned and Operated.

Information herein deemed reliable but not guaranteed.

Foyer



Den

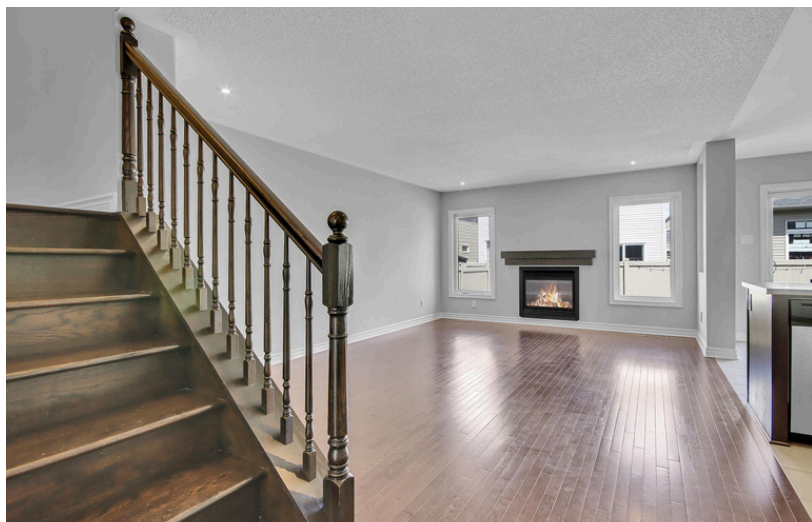


Kitchen



Information herein deemed reliable but not guaranteed.

Family room



Home Details

- Welcome to this single family home in Kanata's Acadia Neighbourhood.
- Front porch is perfect to watch the kids play out front.
- Large backyard perfect for the kids to play in.
- Parking in driveway for 2 vehicles.
- Wonderful family home or investment.
- Walk to playgrounds and trails.
- Located just minutes to Tanger Outlet mall, Highway 417, Canadian Tire Centre, restaurants and grocery stores.

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Primary Bedroom



Room Sizes

Main Floor

Foyer - 12'3" x 3'1"
Kitchen - 8'11" x 9'8"
Den - 10'4" x 8'11"

Living/Dining Room - 18'2" x 13'1"

Second Level

Primary Bedroom - 15'1" x 15'0"
Bedroom - 12'2" x 10'1"
Bedroom - 13'4" x 10'6"

Ensuite
Bathroom - 8'9" x 8'3"
Walk-in Closet - 12'2" x 10'1"

Lower Level

Laundry

Home Details

Main Floor

- Enter the home into a foyer offering tile flooring and inside access to the single car garage complete with auto garage door opener & remote.
- A spacious den is featured at the front of the home with hardwood floors and perfect for a home office or main floor bedroom.
- The living/dining room welcomes you with hardwood floors & a cozy gas burning fireplace with mantle. Two large windows accent the fireplace wall adding plenty of natural light.
- The living area is open to the eat-in kitchen offer plenty of cabinetry & counter tops. The island offers a double sink with bar seating for.
- The kitchen comes complete stainless steel fridge, stove & dishwasher.
- The eating area offers ceramic tiles and has plenty of room for a family table. A patio door leading to the fully fenced backyard.
- The backyard offers a PVC fence and garden beds perfect for growing your own vegetables or flowers.
- A convenient main floor bathroom offers a pedestal with sink & toilet.

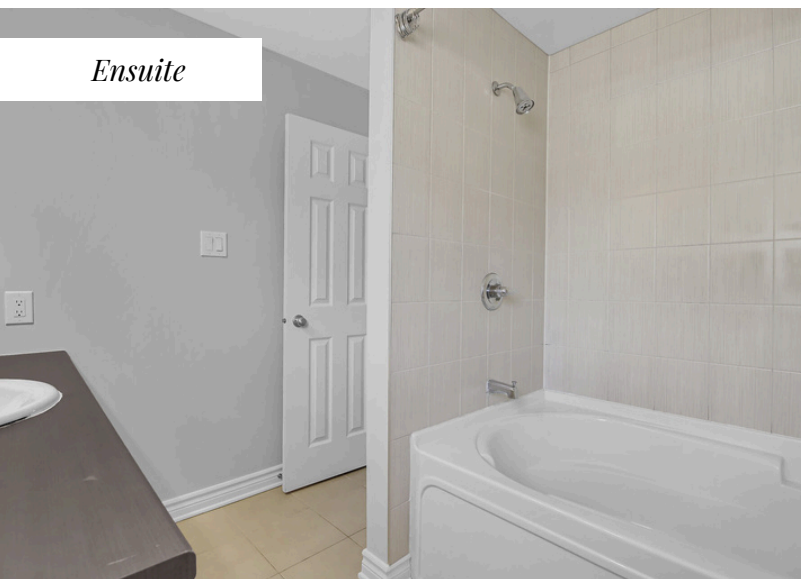
Second Level

- Hardwood stairs lead to the second level.
- Quality carpets are featured throughout the upper level.
- The primary bedroom is spacious with a large picture window, walk-in closet and ensuite bathroom.
- The ensuite bathroom offers a tub/shower with ceramic surround, vanity with storage, toilet & window.
- The two secondary bedrooms both offer a large windows and ample closet space.
- The main bath features a tub/shower with ceramic surround, vanity with storage, toilet & window.

Lower Level

- The lower level houses the natural gas furnace and rental hot water on demand.
- Laundry is located in the lower level.
- The unspoiled basement awaits your finishing touches and features a rough-in for future bathroom.

Ensuite



Walk-in



Bedroom #2



Bedroom #3



Main bathroom



Yard



Information herein deemed reliable but not guaranteed.

Home Details

Year Built: 2014

Property Taxes: \$5,126/2024

Legal Description: LOT 27, PLAN 4M1502 TOGETHER WITH AN EASEMENT OVER LOT 28 PLAN 4M-1502 AS IN OC1631924 SUBJECT TO AN EASEMENT OVER LOT 27 PLAN 4M-1502 IN FAVOUR OF LOT 28 PLAN 4M-1502 AS IN OC1631924 CITY OF OTTAWA

Inclusions: Dishwasher, Dryer, Refrigerator, Stove, Washer.

Rental Equipment: Hot water on demand

Possession: TBD



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