



208 - 210 RENOUF AVENUE | OTTAWA



208

210

208



Welcome to
208 - 210 RENOUF AVENUE

UNIT 208
LIVING ROOM







UNIT 208
KITCHEN







UNIT 208

DINING ROOM





UNIT 208
BATHROOM

UNIT 208
PRIMARY BEDROOM
& BEDROOMS







UNIT 210
LIVING ROOM & ENTRY



UNIT 210
KITCHEN





UNIT 210
DINING ROOM





UNIT 210
BEDROOMS





UNIT 210
BATHROOM & LAUNDRY







BACKYARD



DETAILS

LEGAL DESCRIPTION: PT LT 2, PL 558 , AS IN CT140207 ; S/T OT16621 OTTAWA/
GLOUCESTER

LOT SIZE: 52.00 FT X 98.83 FT

YEAR BUILT: 1955

PROPERTY TAXES: \$5,298.24

PARKING: SURFACE PARKING, 2 PRIVATE DRIVEWAYS

STORAGE: REAR GARDEN SHED (208) STORAGE ROOM (210) BOTH AT
REAR OF PROPERTY

HEATING SYSTEM: FORCED AIR, NATURAL GAS 'NAVIEN"

COOLING: CENTRAL AIR CONDITIONING

HOT WATER: TANK OWNED

INCLUSIONS: 2 FRIDGES, STOVE, WALL OVEN, COOKTOP, 2 HOOD VENTS, 2
DISHWASHERS, 2 CLOTHES WASHERS, 2 CLOTHES DRYERS,
WALL MIRRORS, LIGHT FIXTURES, STORAGE SHED, HOT
WATER TANK

EXCLUSIONS: ALL ITEMS BELONGING TO TENANTS.

LOCATION

- TWO MINUTE ACCESS BY CAR TO QUEENSWAY HWY#417 ACCESS IN BOTH DIRECTIONS
- SHORT STROLL TO LEISURE PATHWAYS & PARKS ALONG THE RIDEAU RIVER
- FIVE MINUTE DRIVE TO DOWNTOWN OTTAWA CENTRAL BUSINESS DISTRICT
- LOVELY QUIET LOCATION AS PROPERTY IS AT THE END OF A CUL-DE-SAC

ROOM DIMENSIONS & DESCRIPTIONS: (ALL DIMENSIONS ARE FEET.INCHES X FEET.INCHES)

APT # 208 (MAIN FLOOR UNIT)

RENT - \$2090/MONTH INCL. HEAT, WATER/SEWER, PARKING, USE OF REAR GARDEN, STORAGE

ENTRY		CERAMIC TILE, SINGLE CLOTHES CLOSET, BUILT-IN SHOE RACK
LIVING ROOM	18'8" X 11'3"	HARDWOOD FLOOR
KITCHEN	18'11" X 11'3"	HARDWOOD FLOOR, SHAKER STYLE WHITE CABINETS, BLACK FORMICA COUNTERTOPS WITH AN EXTENSION ON PENINSULA, STAINLESS STEEL APPLIANCES (FRIDGE WITH ICE & WATER DISPENSER, WALL OVEN, DISHWASHER), INDUCTION COOK TOP, HOOD VENT, TRACK LIGHTING, PENINSULA COUNTER WITH OVERHEAD PENDANT LIGHTING, UNDER CABINET LIGHTING
DINING ROOM	6'2" X 11'2"	HARDWOOD FLOOR, OVERHEAD LIGHT
BEDROOM	11'7" X 11'4"	HARDWOOD FLOOR, SINGLE CLOTHES CLOSET, OVERHEAD LIGHT
PRIMARY BEDROOM	12' X 11'4"	HARDWOOD FLOOR, DOUBLE CLOTHES CLOSET, OVERHEAD LIGHT
BEDROOM	10'10" X 8'10"	HARDWOOD FLOOR, OVERHEAD LIGHT, NO CLOSET LAUNDRY CLOSET FULL-SIZE STACKED WASHER AND DRYER
BATHROOM 4-PIECE	6'2" X 7'9"	TUB/SHOWER, LED SURFACE-MOUNTED LIGHTING, VANITY WITH MEDICINE CABINET AND MIRRORED DOOR, LARGE STORAGE CABINET, CERAMIC TILE FLOOR

APT # 210 (LOWER LEVEL UNIT)

RENT \$2000 /MONTH INCL. HEAT, WATER/SEWER, PARKING, USE OF REAR GARDEN, STORAGE

ENTRY		CERAMIC TILE, HARDWOOD FLOOR, SINGLE CLOTHES CLOSET
LIVING ROOM	16'7" X 10'9"	HARDWOOD FLOOR. (OAK)
DINING ROOM	9'4" X 11'	HARDWOOD FLOOR. (OAK)
KITCHEN	15'1" X 11'	WHITE CABINETS, BLACK GRANITE COUNTERTOP, STAINLESS STEEL APPLIANCES (FRIDGE, STOVE, DISHWASHER, HOOD VENT), DOUBLE UNDERMOUNT SINK WITH SOAP AND WATER DISPENSER, SHAKER STYLE CABINETRY, LOWER CABINETRY WITH BUILT-IN WINE RACK, PANTRY WITH PULLOUTS, UNDER CABINET LIGHTING
PRIMARY BEDROOM	10' X 10'9"	HARDWOOD FLOOR, 4 DOOR CLOSET, WITH CLOSET ORGANIZERS AND CUSTOM MIRROR DOORS
BEDROOM	8'7" X 10'11"	CURRENTLY USED AS A HOME OFFICE, HARDWOOD FLOOR
BATHROOM 4-PIECE	9'6" X 7'4"	SOAKER TUB, VANITY WITH QUARTZ COUNTERTOP, UNDERMOUNT SINK, WALL MIRROR WITH WALL SCONCE LIGHTING, SEPARATE GLASS SHOWER, HEATED TOWEL RACK, PORCELAIN TILE FLOOR
LAUNDRY		CLOSET FULL-SIZE STACKED WASHER AND DRYER, STORAGE SHELVES
FURNACE/UTILITY	7'1" X 6'9"	HOT WATER TANK, FURNACE

DUPLEX DETAILS

- LEGAL DUPLEX WITH 2 SEPARATE ENTRANCES
- BOTH UNITS FULLY RENOVATED WITH TOP OF THE LINE MODERN FINISHES
- EACH UNIT HAS A SEPARATE ENTRANCE AND SEPARATE 2-CAR LANEWAY (ONE ON EITHER SIDE OF DWELLING)
- EACH UNIT HAS THEIR OWN SPACE IN THE BACKYARD FOR PATIO FURNITURE AND BBQS
- TWO ENCLOSED STORAGE AREAS AT THE BACK OF THE HOUSE, ONE FOR EACH UNIT
- LOWER UNIT (8'6" CEILING HEIGHT) – BRIGHT AND AIRY.
- TWO GOURMET KITCHENS WITH TOP OF THE LINE STAINLESS STEEL APPLIANCES
- FULL-SIZED WASHER AND DRYER IN EACH UNIT
- DUAL ZONE HEATING/COOLING. EACH UNIT HAS ITS OWN THERMOSTAT
- BEAUTIFUL HARDWOOD AND TILE FLOORING THROUGHOUT IN BOTH UNITS (NO CARPET)
- TENANTS RESPONSIBLE FOR SNOW REMOVAL, AND GARDEN MAINTENANCE INCLUDING GRASS CUTTING. THE LANDLORD PROVIDES THE LAWN MOWER
- LANDLORD TRIMS HEDGES (PROPERTY AND THE NEIGHBOUR) TWICE A YEAR.

UPDATES

- 2010 (APT 210): UNIT WAS COMPLETELY RENOVATED
- 2012 FURNACE: SYSTEM REPLACED WITH A HIGH-EFFICIENCY “NAVIEN” SYSTEM.
- 2014 WIRING: UPGRADED AS PART OF RENOVATIONS ESA ON FILE.
- 2014 FLOORING: NEW HARDWOOD FLOORING INSTALLED IN THE BEDROOM OF APT 210 AND IN THE KITCHEN OF APT 208. NEW ENTRANCE TILES INSTALLED
- 2014 (APT 210): FLOOR PLAN MODIFIED TO INCORPORATE AN EXTRA BEDROOM, LAUNDRY CLOSET CREATED WITH STACKED FULL SIZED WASHER/DRYER, ENCLOSED STORAGE AREA ADDED
- 2014 (APT 208): LAUNDRY CLOSET ADDED WITH FULL SIZED WASHER/DRYER, FULLY RENOVATED KITCHEN (INCLUDING FLOORING, CABINETS, AND APPLIANCES), MODIFIED AND ENLARGED ENTRANCE TO UNIT
- 2016 ROOF: RE-SHINGLED (NORTH, EAST, AND WEST-FACING SIDES)
- 2021 (APT 208): FULLY RENOVATED (DOWN TO STUDS) AND REPLACED BATHROOM
- 2024 (APT 208): INSTALLED A NEW WASHER/DRYER

208-210 Renouf Ave, Ottawa, ON

Unit 210 (Below Grade) Exterior Area 1017.07 sq ft

Interior Area 930.87 sq ft



PREPARED: 2025/02/05



White regions are excluded from total floor area in iGLIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.



BUY

UNIQUE
HOMES

SELL

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RE/MAX

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All the preceding information is believed to be accurate but not warranted.
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