



68G STONEHURST AVENUE | WELLINGTON WEST





Welcome to
68G STONEHURST AVENUE

POWDER ROOM
& LAUNDRY ROOM







DEN/BEDROOM







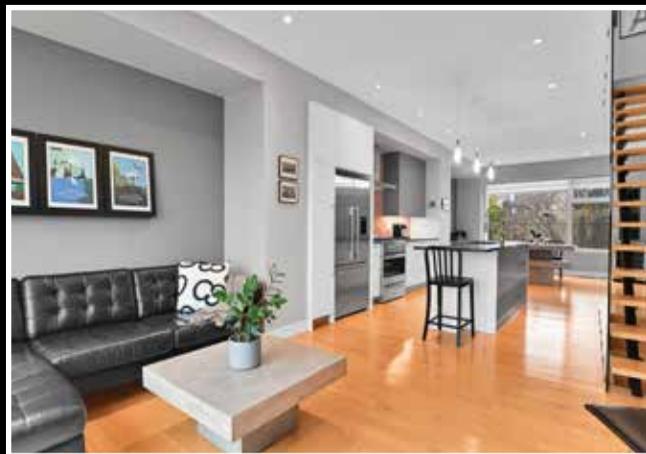
STAIRS





DINING ROOM

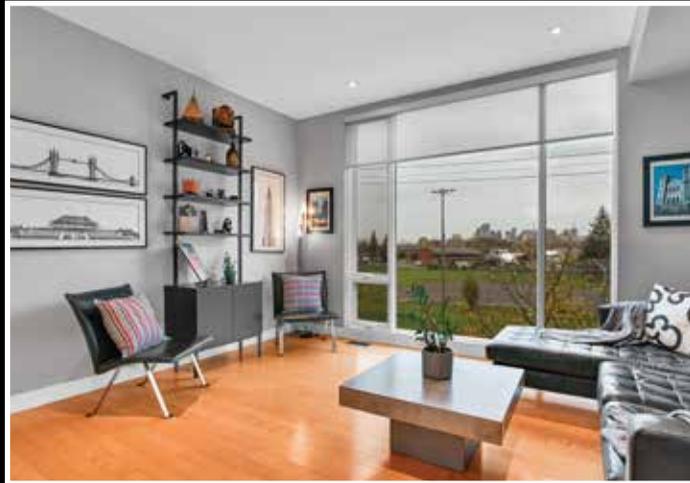
KITCHEN







LIVING ROOM



PRIMARY BEDROOM & 4-PIECE ENSUITE BATHROOM





BEDROOM & 4-PIECE GUEST BATHROOM





REAR GARDEN





STORAGE LOCKER & CARPORT





DETAILS

LEGAL DESCRIPTION: PART LOTS 13 & 14 PLAN 35 W STONEHURST AVE PART 2
PLAN 4R26077 CITY OF OTTAWA

PIN: 040960237

LOT SIZE: 14.73 FT X 98.65 FT

YEAR BUILT: 2014 (APPROX)

PROPERTY TAXES: \$6,623.94 / 2025

PARKING: 1 CARPORT

HEATING: FORCED AIR, NATURAL GAS

COOLING: CENTRAL AIR

RENTAL EQUIPMENT: HOT WATER TANK, ALARM MONITORING

INCLUSIONS: FRIDGE, STOVE, HOOD VENT, DISHWASHER, DRYER,
WASHER, CUSTOM CLOSET ORGANIZERS, TV WALL MOUNT,
BLINDS AND WINDOW COVERINGS, ALL INSTALLED LIGHT
FIXTURES, WINE BOTTLE HOLDER ON WALL IN DINING ROOM

EXCLUSIONS: WALL MOUNTED TV, BICYCLE WALL BRACKETS

PROPERTY INFORMATION

- WALK TO ELECTRIC SHOPS, RESTAURANTS, DAY TO DAY AMENITIES
- TERRIFIC LOCATION WITH DIRECT ACCESS TO LEISURE PATHWAYS
- BUILDER: SKYWELHOMES, "STONEHURST ON THE PARK"
- AGE OF HOME: 12 YEARS
- AGE OF ROOF: APPROX. 9 YEARS (MEMBRANE)
- AGE OF FURNACE: 12 YEARS
- AGE OF AIR CONDITIONER: 12 YEARS
- AGE OF WINDOWS: 12 YEARS
- CORRUGATED METAL ROOF ON CARPORT WITH STEEL BEAM SUPPORTS REPLACED (2025)
- HOSE BIB ADDED AT REAR OF HOME
- ALL WINDOWS HAVE CUSTOM BLINDS INSTALLED
- KITCHEN APPLIANCES "FISHER PAYKEL", "BOSCH" DISHWASHER
- HARDWOOD FLOORS THROUGHOUT HOME WITH PORCELAIN TILE IN BATHROOMS
- FENCED REAR GARDEN WITH GATE ACCESS
- EXTENSIVE POT LIGHTING THROUGHOUT HOME

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

MAIN FLOOR

FOYER	6'4" X 11'7"	CERAMIC TILE FLOOR, POT LIGHTS, OVERSIZED GUEST CLOSET
UTILITY / STORAGE	9'3" X 7'5"	FURNACE, HOT WATER TANK (RENTAL WITH VISTA)
2-PIECE BATHROOM	5'4" X 7'4"	CERAMIC TILE FLOOR, (ROUGH-IN FOR FUTURE A SHOWER,) SIDE BY SIDE WASHER & DRYER
DEN / BEDROOM	13'2" X 13'10"	HARDWOOD FLOOR, POT LIGHTS, STORAGE UNDER STAIRS (COULD BE A CLOSET FOR GUESTS), DOOR TO REAR GARDEN & PATIO

2ND FLOOR

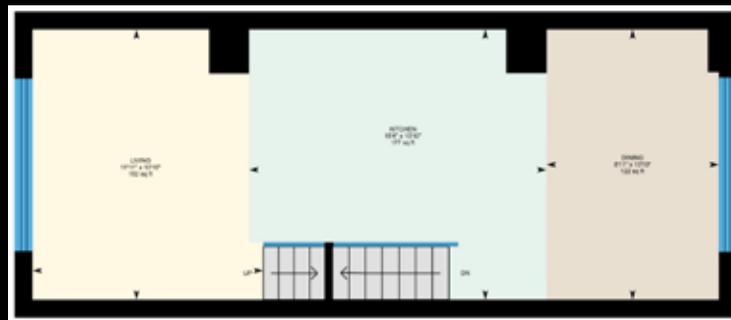
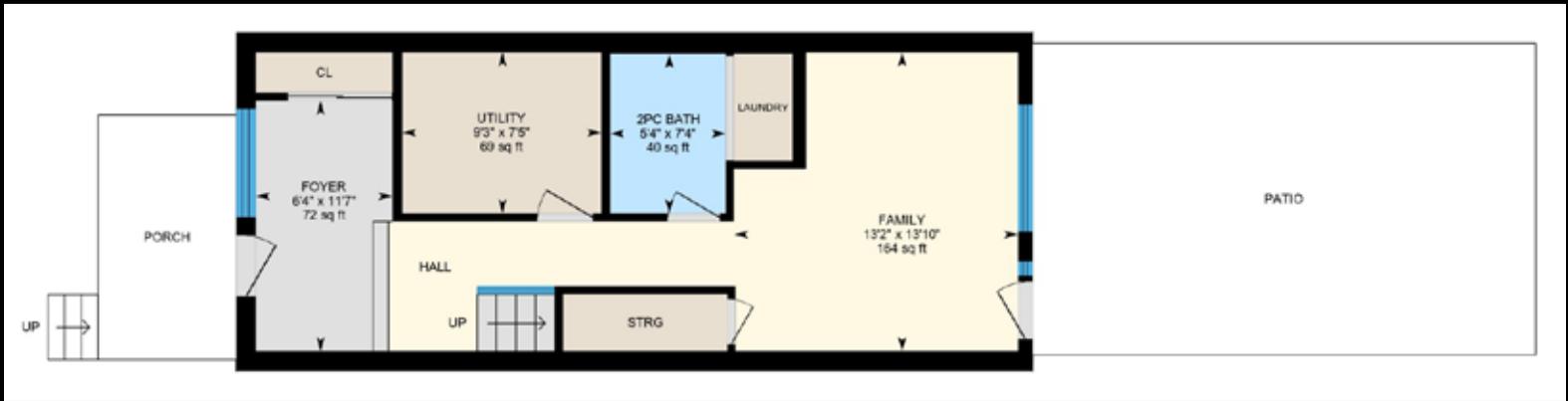
DINING ROOM	8'11" X 13'10"	HARDWOOD FLOOR, POT LIGHTS, PLUS ALCOVE FOR BUFFET
KITCHEN	15'4" X 13'10"	HARDWOOD FLOORS, PRISTINE WHITE CABINETRY WITH CHROME PULLS, SLATE GRAY QUARTZ COUNTER TOP WITH UNDERMOUNTED DOUBLE SINK, CERAMIC TILE BACKSPLASH, STAINLESS STEEL APPLIANCES, 4 BURNER "FISHER PAYKEL" GAS STOVE, HOOD VENT, DISHWASHER, FRIDGE WITH ICE & WATER DISPENSER, PANTRY WITH PULL OUTS, POT DRAWERS, ISLAND WITH EAT-IN EXTENSION & 2 ELECTRICAL PLUGS (EXTRA TALL CABINETRY IN KITCHEN OFFERING AN ABUNDANCE OF STORAGE)
LIVING ROOM	11'11" X 13'10"	HARDWOOD FLOOR, POT LIGHTS, FLOOR TO CEILING WINDOW OVERLOOKING PARK

3RD FLOOR

PRIMARY BEDROOM	11'6" X 11'8"	HARDWOOD FLOOR, WALL TO WALL CUSTOM CLOSET WITH BUILT-IN CLOSET ORGANIZER (DRAWERS, SHELVES + RODS)
4-PIECE ENSUITE	7'9" X 7'7"	PORCELAIN TILE FLOOR (12"X24"), DOUBLE GLASS SHOWER WITH POT LIGHT ABOVE, DOUBLE VANITY WITH 2 SINKS, EXHAUST VENT, WALL MIRROR ABOVE VANITY WITH "EDISON LIGHTS"
BEDROOM II	10'1" X 11'6"	HARDWOOD FLOOR, POT LIGHTS, WALL TO WALL CLOSET, MURPHY BED INSTALLED WITH SIDE CABINETRY & DRAWER STORAGE
4-PIECE BATHROOM	4'11" X 7'7"	PORCELAIN TILE FLOOR (12"X24"), TUB/SHOWER, WALL MIRROR WITH MOUNTED LIGHTING, VANITY WITH VESSEL SINK & QUARTZ COUNTER TOP, CLASSIC OVERSIZE WHITE SUBWAY TILE BATH/SHOWER ENCLOSURE (WITH GRAY ACCENT TILE)

EXTERIOR

REAR PATIO & ASTROTURF AREA INSTALLED, STORAGE
LOCKER (FACING HOME), WALKWAY TO CARPORT





BUY

UNIQUE
HOMES

SELL

Sales Representative
nancybenson
613.747.4747

nancy@nancybenson.com

direct: 613.747.4747 | office: 613.788.2556



RE/MAX

HALLMARK REALTY GROUP

Brokerage, Independently Owned and Operated

RAISING THE BAR

610 Bronson Avenue , Ottawa, ON | K1S 4E6

All the preceding information is believed to be accurate but not warranted.
Image on Front Cover Courtesy of Larco Homes, www.larcohintonburg.com