



Status: Active
 Bedrooms: 0+2 Total:2 Bathrooms: 3 Ensuite:1
 Dist/Neigh: 1107 - Avalon; Notting Gate; Cumberland West
 Roll: 0614500301765250000
 NeighNm: Avalon; Notting Gate Corp#: 0
 AvailLse: N Relisted:
 Legal: Ottawa Condo Plan 702 Level 1 Unit 100
 Fronting: South

MLS^(R) # 700844
 LP: \$188,800 *
 Munic:
 1st Refusal: N
 PC: K4A 0B6
 MLS^(R) # (If for rent)
 XRef:

ROOM LEVELS AND DIMENSIONS

LVGRM	Main	14.40 X 11.00	MBED	Lower Level	12.03 X 12.00	Rm1:	Ensuite Bath 4 Pieces	Lower Level	
DINRM	Main	11.00 X 10.06	BED2	Lower Level	13.00 X 10.01	Rm2:	Eating Area	Main	10.00 X 7.00
KITCH	Main	10.00 X 7.08	BED3	None		Rm3:			
FAMRM	None		BED4	None		Rm4:			
DEN	None		LAUND	Lower Level		Rm5:			
FBATH	Lower Level		PBATH	Main		Rm6:			

DESCRIPTION

Style: Row Unit Type: 2 Storey Season: No YB: 2005/Aprc ZN: Residential Stor: Levl: BBG: 2 BAG: 0
 Bldr: Model: Bldg Unit: Proj Unit: BD: 2 TB: 3
 Poss Info: Flexible # of Days: Date of Poss: Retro: Occup: Owner EB: 1
 #Gar: 0 #Cover: 0 TotalPk: 1 Park Desc: Open, Visitor Parking Access: Other (See Ren)
 Flooring: Carpet Wall to Wall, Linoleum NeighInf: Playground Nearby, Public Transit Nearby, Shopping Nearby, Recreation Nearby

Site: Features for Disabled:
 Exter: Brick, Siding Foundtn: Poured Concrete Const:
 Bsmt: Full BsmtDev: Fully Finished Roof:
 Appl: Dishwasher, Refrigerator, Stove, Washer
 Feat: Laundry: In Unit
 Ament: RentEq: Hot Water Tank
 Excl: Restrct:

CONDOMINIUM INFO

Title: Condominium Condo Fee:\$94.50 S/Levy: N Occ Fee: Mgt Co: Management Group
 Fee Incl: Caretaker, Management, Building Insurance Mgt Ph: 6132250493

UTILITIES INFORMATION

Heat: Forced Air AC: None Water: Municipal Sewer: Sewer Connected
 Fuel: Gas (Natural) Finished FP: Roughed-in FP: FPFuel:

FINANCIAL INFORMATION

1st Mortg: Lender: Taxes/Yr: \$1,985/2007
 Int Rate: 1st Assum w/Qual: N Assmt/Yr:
 Date Due: Seller Take Back: N Loc Impr: List Condit: N

OTHER PROPERTY INFORMATION

Multi Media: URL Audio:
 URL Broch: www.OttawaCentury21.com OWeb1: <http://www.Raquelireta.com/>
 URL Map: Addit Images: <http://www.ottawacentury21.com/>

DIRECTIONS / REMARKS

Directions: Innes Rd, right to Tenth Line, left on Aquaview after the stop sign on Aquaview right side. Call if lost 613-7962500

Public Remarks: Perfect condo at great price and low condo fees, Built 2005. Located in a safe, friendly, quiet and beautiful neighborhood. Walk /exercise in beautiful park w/ small lake and playground. Close to shopping, new schools, parks and main roads. 15 - 20 min driving downtown. This unit has small deck and patio for BBQ. Come and see it, won't last! Call Raquel for more details 613-796-2500

Listing Brokerage: CENTURY 21 ACTION POWER TEAM LTD., BROKERAGE

CONDITIONAL/SOLD INFORMATION

FD: SD: SP:
 PR: 09/01/08 CD: DOM:
 Sale Correct: SRD: