

\$1,099,900 - 233 Beaugency Street, Ottawa

MLS® #X12304688

\$1,099,900

4 Bedroom, 4.00 Bathroom,
Single Family on 0.00 Acres

2012 - Chapel Hill South - Orleans Village,
Ottawa, Ontario

SPECTACULAR NEW BUILD | 4 BEDROOMS + FINISHED BASEMENT | FACING THE PARK | 3,087 SQFT OF LIVING SPACE | \$100K IN UPGRADES! Welcome to this STUNNING, NEWLY BUILT 2023 home that exudes modern sophistication and upscale design at every turn. Located in a sought-after community and perfectly positioned directly across from a beautiful PARK, this 4-bedroom residence offers a rare blend of luxury, space and style with over 3,000 sqft of living space, including a fully finished basement! Step inside and be captivated by the seamless layout, drenched in natural light and elevated by 9-ft ceilings on BOTH LEVELS, rich Maple hardwood floors, and sleek contemporary ceramic tile. The inviting living and dining room showcase a dramatic gas fireplace with full tile surround and custom mantle, creating a warm, elegant focal point. The gourmet kitchen is a culinary dream, featuring Deslaurier custom cabinetry, premium appliances including a cooktop and double oven, QUARTZ countertops, glossy backsplash, a generous extended island with seating, and stylish pot lights. A spacious main-floor den offers the perfect space for a home office, while a chic powder room, mudroom with built-in storage, and direct access to the 2-car garage complete this level. Upstairs, retreat to your lavish primary suite, complete with a walk-in closet and a remarkable 5-piece ensuite boasting a freestanding soaker tub, frameless



glass shower, quartz double vanity, and designer finishes. Three additional well-sized bedrooms include a guest suite with its own ENSUITE and walk-in closet, plus a full 4-piece main bath and second-floor laundry room with cabinetry and sink. The finished basement offers a spacious recreation room ideal for entertaining or family fun, with ample storage space. This sleek, urban-chic home is the epitome of modern living, move-in ready, sun-filled, and simply exceptional. Don't miss your chance to own this gleaming gem in a vibrant, family-friendly neighbourhood!
(id:6289)

Essential Information

Listing #	X12304688
Price	\$1,099,900
Bedrooms	4
Bathrooms	4.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	233 Beaugency Street
Subdivision	2012 - Chapel Hill South - Orleans Village
City	Ottawa
Province	Ontario
Postal Code	K1W0T2

Amenities

Amenities	Public Transit, Park, Fireplace(s)
Parking Spaces	4
Parking	Attached Garage, Garage, Inside Entry
# of Garages	2

Interior

Appliances	Garage door opener remote(s), Oven - Built-In, Dishwasher, Dryer, Garage door opener, Oven, Washer, Window Coverings, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Brick
Lot Description	46.2 x 90.1 FT ; 1
Foundation	Concrete

Listing Details

Listing Office ROYAL LEPAGE PERFORMANCE REALTY



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