

\$1,479,000 - 339 Chapel Street, Ottawa

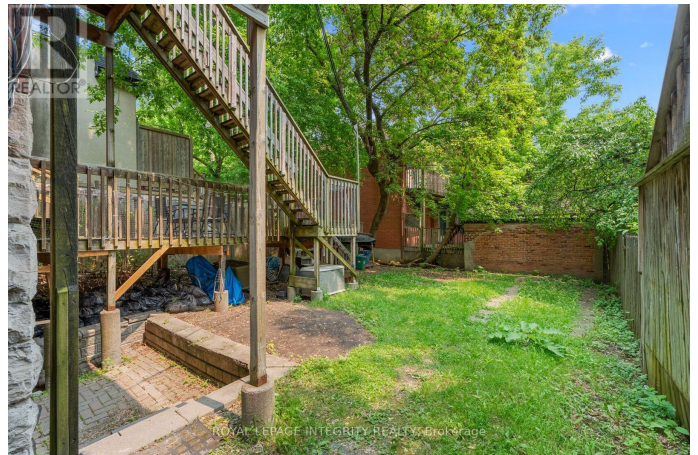
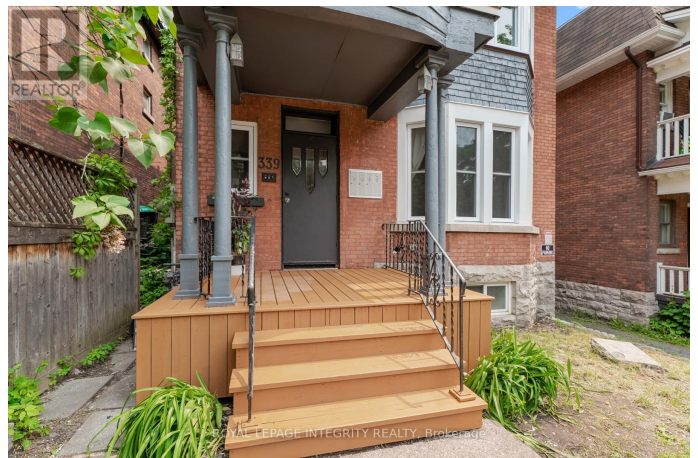
MLS® #X12321528

\$1,479,000

7 Bedroom, 4.00 Bathroom,
Multi-family on 0.00 Acres

4004 - Sandy Hill, Ottawa, Ontario

Prime Turnkey Fourplex in the best part of Sandy Hill, Strong Cash Flow, good medium term tenants, and Exceptional Upside. Welcome to 339 Chapel Street, a beautifully maintained & fully tenanted fourplex in the heart of Sandy Hill, one of Ottawa's most desirable and rent ready neighborhoods. This income generating asset offers a rare combination of solid returns, a premier location, and strong tenant appeal. The property consists of three well-designed 2 bedroom units and one very spacious 1 bedroom unit, all with separate hydro meters, in-unit laundry, updated interiors, and functional layouts. The top two units are leased at \$2,900/month all inclusive and furnished, the main level 1 bedroom is currently fetching \$2,700/month all inclusive and furnished, and the basement 2-bedroom is rented at \$1,550/month + Hydro unfurnished, bringing the total monthly rent to \$10,050 and approx \$120,600 annually. Recent upgrades include: Windows & Metal Roof (2021) Modern Kitchens & Bathrooms, Flooring, Decks, Porches & Exterior Entryways all updated. On Demand Tankless Hot Water System (Rental). Additional features include a sauna in the 2nd floor unit, a large rear deck, second floor balcony, 4 on-site parking spaces for possible additional income, and a private backyard. Three of the four units are furnished and all furniture is included in the sale (except the basement unit). With total yearly expenses of approximately \$26,377.61, the net operating



income reaches approximately \$94,222, making this a 6.4% cap rate opportunity. A perfect opportunity for investors looking to grow their portfolio with a stress free, professionally maintained asset in a high-demand location. Proximity to Ottawa University, transit, parks, the Rideau River, and downtown ensures stable, long-term rental demand. 3D tour walk through of building here :
<https://my.matterport.com/show/?m=2WDockmhHjB>, floor plans available (id:6289)

Essential Information

Listing #	X12321528
Price	\$1,479,000
Bedrooms	7
Bathrooms	4.00
Acres	0.00
Type	Multi-family

Community Information

Address	339 Chapel Street
Subdivision	4004 - Sandy Hill
City	Ottawa
Province	Ontario
Postal Code	K1N7Z5

Amenities

Amenities	Public Transit, Schools, Separate Heating Controls
Features	Lane, Paved yard
Parking Spaces	4
Parking	No Garage

Interior

Appliances	Water Heater - Tankless, Water Heater, Dishwasher, Dryer, Furniture, Hood Fan, Stove, Washer, Refrigerator
Heating	Natural gas Baseboard heaters
Cooling	Window air conditioner

Fireplace	Yes
# of Fireplaces	1
# of Stories	3
Basement	Separate entrance, Apartment in basement

Exterior

Exterior	Brick
Lot Description	33.3 x 100 FT
Foundation	Stone

Listing Details

Listing Office ROYAL LEPAGE INTEGRITY REALTY



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Listing information last updated on October 23rd, 2025 at 11:46am PDT