

\$679,900 - 1147 Mulder Avenue, Ottawa

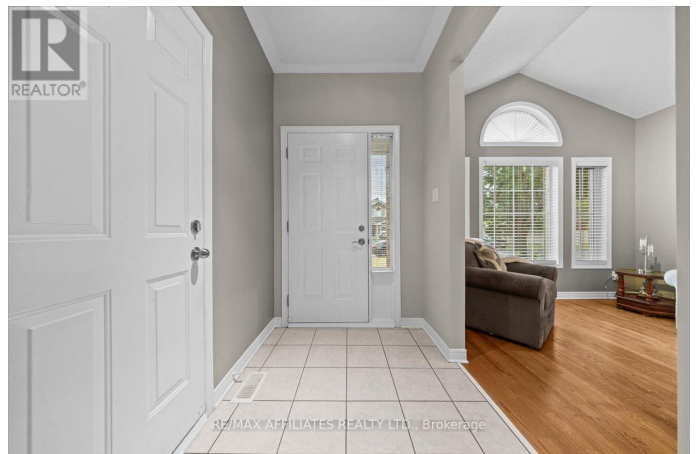
MLS® #X12373909

\$679,900

2 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

1106 - Fallingbrook/Gardenway South,
Ottawa, Ontario

Sitting in the wonderful family neighbourhood of Fallingbrook, this inviting full brick front bungalow blends style, comfort, and functionality in every detail. Close to loads of amenities such as Schools, recreation, grocery stores, and public transit. Double driveway, oversized garage, the architectural roof peaks and the overall welcoming curb appeal that set the tone. Step inside the foyer and discover captivating sight lines right to the back of the home. The living room has loads of natural light with its large front window with soldiers and designer transom. The vaulted ceilings, gleaming hardwood floors, enhance the open and airy feel, all open to the formal dining room, with an added side window, perfect for entertaining. The kitchen features lots of cabinetry, and countspace, pots and pan drawers, white backsplash, appliances and a breakfast bar for those quick meals along with an eating area, all flowing effortlessly to the family room, where a cozy gas fireplace creates the perfect gathering space. A patio door leads directly to the backyard for seamless indoor-outdoor living. The spacious primary bedroom offers room to unwind and a large walk-in closet. Right next door is the 4-piece main bath with both a tub and stand-up shower. A second bedroom and convenient main floor laundry, and inside access from the garage add to the thoughtful layout. Down to the lower level, you will find a finished office space and a 2-piece bath, plus



a large unspoiled area with big windows, ready for your design vision whether you dream of a rec room, gym, or guest suite. Storage and Utility room.Outside, the low-maintenance backyard is ideal for relaxation with an interlock stone stairs and patio, durable artificial grass (2021), PVC fencing (2021) and gardens no mower required. This home combines charm and practicality, perfect for those looking for easy living in a stylish package. Roof (2015), AC (2020). (id:6289)

Essential Information

Listing #	X12373909
Price	\$679,900
Bedrooms	2
Bathrooms	2.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	1147 Mulder Avenue
Subdivision	1106 - Fallingbrook/Gardenway South
City	Ottawa
Province	Ontario
Postal Code	K4A4G8

Amenities

Amenities	Public Transit, Schools, Fireplace(s)
Parking Spaces	5
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Garage door opener remote(s), Dryer, Hood Fan, Stove, Washer, Refrigerator
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Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	1
# of Stories	1

Exterior

Exterior	Brick Veneer, Vinyl siding
Exterior Features	Landscaped
Lot Description	39.2 x 119.5 FT
Foundation	Poured Concrete

Listing Details

Listing Office RE/MAX AFFILIATES REALTY LTD.



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Listing information last updated on October 21st, 2025 at 11:46pm PDT