

\$350,000 - 1 - 268 Presland Road, Ottawa

MLS® #X12381941

\$350,000

2 Bedroom, 2.00 Bathroom,
Single Family

3502 - Overbrook/Castle Heights, Ottawa,
Ontario

Location, location, location! Welcome to 268 Presland Road #1, an end-unit condo offering the perfect balance of convenience, comfort, and style. With easy access to the 417, within walking distance to the LRT, and just minutes from uOttawa and the Rideau Centre, this home places the best of Ottawa right at your doorstep. Step inside to find a freshly painted interior paired with brand-new vinyl flooring on both levels, creating a clean and modern backdrop. The main floor features an open layout with warm pot lighting, while the completely redone kitchen shines with new cabinetry, countertops, and appliances designed for both function and style. Updated power outlets and baseboard heaters add to the thoughtful upgrades. Upstairs continues the fresh appeal with new stairs, carpet, trim, and door casings. Bathrooms have been updated with new fans, vanities, and toilets, giving them a crisp, contemporary feel. A washer and dryer, less than two years old, complete the list of practical touches that make this home truly move-in ready. In addition, the condo corporation is currently redoing the steps and replacing the windows, further enhancing the long-term value and appeal of this property. As an end unit, you'll enjoy extra privacy along with easy access to nearby green spaces and paths. Parking is conveniently located just steps from your front door. With downtown, transit, schools, parks, and shopping all close by, this property is



perfectly positioned for effortless everyday living. Don't miss your opportunity to own a beautifully refreshed home in a prime Ottawa location. Book your showing today! (id:6289)

Essential Information

Listing #	X12381941
Price	\$350,000
Bedrooms	2
Bathrooms	2.00
Half Baths	1
Type	Single Family
Sub-Type	Condominium/Strata

Community Information

Address	1 - 268 Presland Road
Subdivision	3502 - Overbrook/Castle Heights
City	Ottawa
Province	Ontario
Postal Code	K1K2B8

Amenities

Amenities	Fireplace(s)
Features	In suite Laundry
Parking Spaces	1
Parking	No Garage

Interior

Appliances	Dishwasher, Dryer, Stove, Washer, Refrigerator
Heating	Electric Baseboard heaters
Cooling	Window air conditioner
Fireplace	Yes
# of Fireplaces	1
# of Stories	2
Has Basement	Yes

Exterior

Exterior	Brick
----------	-------

Foundation

Concrete

Listing Details

Listing Office

EXP REALTY



The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. REALTOR®. Member of CREA and more.

Listing information last updated on October 26th, 2025 at 1:16am PDT