

\$539,900 - 3771 Albion Road S, Ottawa

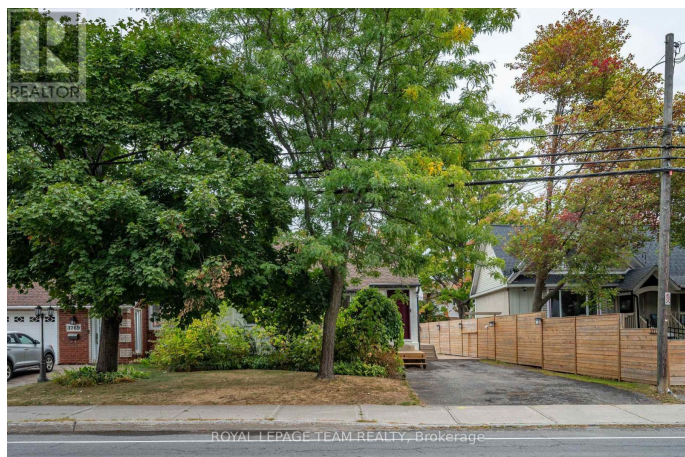
MLS® #X12420383

\$539,900

3 Bedroom, 2.00 Bathroom,
Single Family on 0.00 Acres

2607 - Sawmill Creek/Timbermill, Ottawa,
Ontario

Welcome to 3771 Albion Road, a beautifully renovated bungalow in one of Ottawa's most desirable neighborhoods. This 2+1 bedroom, 1.5-bathroom home offers a blend of modern upgrades, versatile living spaces, and inviting outdoor areas ideal whether you're downsizing, purchasing your first home, or raising a small family. The main level features a bright open layout with dimmable modern spotlights, bamboo flooring, and windows dressed with high-end Hunter Douglas beehive-style curtains, combining elegance with functionality. The kitchen is both stylish and practical, showcasing a brand-new fridge, abundant cabinetry with built-in Lazy Susans, and generous counter space. Two well-sized bedrooms and a beautifully updated bathroom complete this level. The lower level adds excellent flexibility, offering a potential third bedroom, a half bathroom, and an additional spacious room perfect for a recreation area, office, or playroom. Recent updates further enhance comfort and value, including a new furnace and AC (2025) and a renovated front deck (2025). An elegant 7-foot wooden side fence with built-in lamp posts, along with numerous other high-quality improvements, ensures the home is move-in ready. Outdoors, the private backyard offers generous space for relaxation or gardening. A full-sized shed and a custom-built smaller shed provide ample storage. Several items remain with the home, including a BBQ, outdoor table, and basement



carpets adding even more value. Situated in a high-demand neighborhood, this property is competitively priced. Public transit is conveniently located across the street, and multiple plazas within walking distance or just a two-minute drive offer ample shopping opportunities. Three nearby parks further enhance the lifestyle appeal of this charming home. (id:6289)

Essential Information

Listing #	X12420383
Price	\$539,900
Bedrooms	3
Bathrooms	2.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold
Style	Bungalow

Community Information

Address	3771 Albion Road S
Subdivision	2607 - Sawmill Creek/Timbermill
City	Ottawa
Province	Ontario
Postal Code	K1T1A6

Amenities

Utilities	Electricity, Sewer
Features	Irregular lot size
Parking Spaces	3
Parking	No Garage

Interior

Appliances	Water Heater, Water meter, Dishwasher, Dryer, Hood Fan, Microwave, Stove, Washer, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning

# of Stories	1
Has Basement	Yes

Exterior

Exterior	Stucco
Exterior Features	Landscaped
Lot Description	47 x 110.5 Acre under 1/2 acre
Foundation	Concrete

Listing Details

Listing Office	ROYAL LEPAGE TEAM REALTY
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