

# \$719,000 - 1610 Duplante Avenue, Ottawa

MLS® #X12434186

**\$719,000**

5 Bedroom, 4.00 Bathroom,  
Single Family on 0.00 Acres

1105 - Fallingbrook/Pineridge, Ottawa, Ontario

Your Private Oasis Awaits! Discover the perfect family home in the heart of Orleans, offering both style and function with no rear neighbours. Backing directly onto beautiful Varennes Park, this Ashcroft Franklin Model provides a serene and private setting that's hard to find. Step inside to a bright, open main floor featuring gleaming hardwood floors and a spacious layout designed for modern living. The sunken family room is the ideal spot to relax by the cozy gas fireplace, while the open-concept design makes entertaining a breeze. Upstairs, you'll find a tranquil retreat with three generously sized bedrooms. The primary suite is a true sanctuary, complete with a walk-in closet and a luxurious 4-piece ensuite featuring a relaxing Jacuzzi tub and a separate shower. The additional two bedrooms in the fully finished basement offer incredible flexibility, perfect for a home gym, a dedicated home office, or a large rec room. Outside, your low-maintenance backyard oasis is a dream come true. Professionally landscaped and ready for year-round enjoyment, it includes a premium Beachcomber hot tub (2021), providing the perfect escape after a long day. This home is move-in ready and features numerous valuable updates, including a new roof (2019), newer furnace and A/C (2018), and most windows replaced in 2015. Smart home features like a Google doorbell and Ecobee thermostat add to the convenience and efficiency. Located in a welcoming, family-friendly neighborhood, this home truly



has it all. Don't miss your chance to own this exceptional property! (id:6289)

**Essential Information**

Listing #	X12434186
Price	\$719,000
Bedrooms	5
Bathrooms	4.00
Half Baths	1
Acres	0.00
Type	Single Family
Sub-Type	Freehold

**Community Information**

Address	1610 Duplante Avenue
Subdivision	1105 - Fallingbrook/Pineridge
City	Ottawa
Province	Ontario
Postal Code	K4A4A2

**Amenities**

Amenities	Park, Public Transit, Schools, Fireplace(s)
Features	Lighting, Paved yard, Guest Suite
Parking Spaces	6
Parking	Attached Garage, Garage, Inside Entry
# of Garages	2

**Interior**

Appliances	Hot Tub, Garage door opener remote(s), Dishwasher, Dryer, Hood Fan, Stove, Washer, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Stories	2
Has Basement	Yes

**Exterior**

Exterior	Brick Facing, Vinyl siding
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Lot Description 40.1 x 107 FT  
Foundation Poured Concrete

## Listing Details

Listing Office RE/MAX DELTA REALTY



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