

# \$509,900 - 39 Hawkstone Gate, Ottawa

MLS® #X12480070

**\$509,900**

2 Bedroom, 2.00 Bathroom,  
Single Family

9001 - Kanata - Beaverbrook, Ottawa, Ontario

Step into stylish, turnkey living with this stunning 2-bedroom + loft, 2-bathroom upper-level home. One of the largest and most desirable floorplans in the community. Nestled in the heart of Village Green, this exquisite Urbandale Harmony model seamlessly blends comfort, elegance, and modern convenience. From the moment you enter, a private staircase welcomes you, soaring cathedral ceilings, expansive two-storey windows and an open-concept living/dining area drenched in natural sunlight. The sleek hardwood floors, gourmet kitchen with extended peninsula and abundant cabinetry make entertaining a dream. The main level features a bright and spacious second bedroom with access to a full bath and laundry, ideal for guests or a home office. Upstairs, retreat to the oversized primary suite, complete with its own private balcony, walk-in closet and the second bathroom. Need more space? The sunlit southwest-facing loft offers the perfect spot for a home office, reading nook or cozy movie-night spot. Additional highlights include 2 private balconies, indoor garage access, mudroom with extra storage, and a location that simply can't be beat; just a 2-minute walk to Earl Of March Secondary School, Billy Bishop Park and the Public Library. A short distance to top-rated schools, shopping, restaurants, parks, trails, public transit, and Hwy 417. Whether you're downsizing or just starting out, this home offers the perfect blend of style, space, and location. Don't miss your



chance to own this rare gem, book your showing today! (id:6289)

## Essential Information

|           |                    |
|-----------|--------------------|
| Listing # | X12480070          |
| Price     | \$509,900          |
| Bedrooms  | 2                  |
| Bathrooms | 2.00               |
| Type      | Single Family      |
| Sub-Type  | Condominium/Strata |

## Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 39 Hawkstone Gate           |
| Subdivision | 9001 - Kanata - Beaverbrook |
| City        | Ottawa                      |
| Province    | Ontario                     |
| Postal Code | K2K0A3                      |

## Amenities

|                |                           |
|----------------|---------------------------|
| Features       | Balcony, In suite Laundry |
| Parking Spaces | 2                         |
| Parking        | Attached Garage, Garage   |
| # of Garages   | 2                         |

## Interior

|              |                          |
|--------------|--------------------------|
| Heating      | Natural gas Forced air   |
| Cooling      | Central air conditioning |
| # of Stories | 3                        |

## Exterior

|          |       |
|----------|-------|
| Exterior | Brick |
|----------|-------|

## Listing Details

|                |                              |
|----------------|------------------------------|
| Listing Office | RE/MAX HALLMARK REALTY GROUP |
|----------------|------------------------------|



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