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**2891 McGovern Road, Kemptville  
Ontario K0G1J0**

**\$799,000**

## Property Information

Property Type	• Residential
Property Style	• Raised Ranch
Beds	• 5
Baths	• 2
Taxes	• \$4,236 / 2023
Lot Size	• 200 x 220
Year Built	• 1992
MLS®	• Exclusive



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**Coldwell Banker Rhodes and Company**  
200 CATHERINE ST UNIT 201  
Ottawa, Ontario, OTTAWA, K2P 2K9



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# Property Features

- Custom 5 bed/den/2bath highranch
- Fully updated 2020
- Fully finished ll w wood stove
- Double attached garage (840 sq ft)
- Large deck/pool/3 sheds/treed lot
- Roof 2017 (40 year shingles)
- Furnace and a/c 2016 / deck 2015
- Addition and siding 2006
- Chefs kitchen w breakfast bar
- Custom cabinetry & Backsplash



## Property Description

Welcome to 2891 McGovern rd nestled on a 1-acre treed lot. Primary bedroom w 5 pce ensuite, 3 more bedrms, den, laundry rm & linen storage. A chefs Kitchen w custom cabinetry, breakfast bar & quart counters. Patio doors to a deck & above ground pool. Spacious dining rm. Main floor family rm w cozy wall mounted fireplace. Hardwood flrs, warm tones & sundrenched windows anchor this stylish floorplan. Finished basement w a rec room w woodstove, 5th bedrm, + storage/utility space. The attached 2+garage has extra storage space & perfect for your hobby/workshop. The lovely landscaped yard w deck, pool & 3 sheds. Close to the Hospital, Kemptville, dining, sports, trails, 416 & more. Welcome Home