



40 Shadetree Crescent, Ottawa  
Ontario K2E 7R2



\$624,900

## Property Information



- **Property Type:** Residential
- **Property Style:** 2 Storey
- **Beds:** 3



- **Baths:** 2.5
- **Taxes:** \$4,231.09 / 2025
- **Sq. Footage:** 1291 ft



- **Year Built:** 1984
- **MLS®:** X12473591

View virtual tour at [visual4sale.com](https://visual4sale.com) Enter **V4S# 360087**



# Property Description

Welcome to this beautifully renovated townhome in Fisher Glen. The main level offers a tiled entrance, updated powder room, garage access, and open-concept living/dining with bamboo flooring, a gas fireplace, and pot lights. Sliding doors open to a private backyard with a pergola. The custom kitchen boasts tiled floors, granite countertops, dark birch cabinets with sensor lighting, a deep stainless-steel double sink, and a professional-grade gas stove. Upstairs, three generous bedrooms, including a primary suite with a 3-piece ensuite. The basement is an entertainer's dream with heated floors, a bar area, a projection screen, and built-in speakers. Don't miss this exceptionally detailed property.

## Property Features

- Beautifully Renovated Townhome
- Loads of Energy-efficient upgrades
- Cozy gas fireplace
- Custom chef's kitchen
- Pro 6-burner gas stove
- Elegant pot lighting
- Primary with 3-pc ensuite
- Pro-finished basement
- Home theatre w projection screen
- Stylish backyard pergola



I help seniors in the Ottawa area downsize!

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