

FEATURES & UPGRADES



404-150 GREENFIELD AVE



OLD OTTAWA EAST



MARLAND TEAM | ROB MARLAND - BROKER OF RECORD

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PROPERTY INFO:

2024 Property Tax Amount: \$3136.59

2024 Approximate Monthly Utilities: Reliance \$56.31; Enbridge \$30; Carma \$40

Rental Equipment: HWT from Reliance - \$56.31/mo

Condo Fees: \$572.73

Condo fee includes: Water & sewer, Building insurance, Management fee, General maintenance, Landscaping, Snow removal

Inclusions: Fridge, Stove, Dishwasher, Hood Fan, Washer, Dryer

Rental Items: HWT

Storage Locker (Owned): #25

Bike Locker (Owned): #17

Highlights:

- Biker's paradise.
- Excellent access to transit
- Walk to the Rideau Canal, Ottawa U, Ballantyne Park, Brantwood Park, Rideau River, the Glebe, Lansdowne, Loblaws, LCBO, shops and restaurants on Main St.
- Rooftop terrace with BBQ

