



613.371.8908

rachelhammer
REAL ESTATE BROKER

806-1480 riverside

Welcome to luxury living minutes from downtown ottawa. This exquisite three bedroom two bathroom condominium has it all. Over 1800 square foot, 9 foot ceilings and stunning views from the two sided corner wrap around balcony. Includes all ss appliances, light fixtures, window blinds and underground parking. Enjoy ottawa in this elegant resort style condo - pools, tennis, gym, gardens, fountains and so much more awaits you here at the classics.



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www.rachelhammer.com

features

room dimensions

Kitchen	Main	9.09' x 9.07'
Dining Room	Main	12.10' x 11.07'
Living Room	Main	16.05' x 14.01'
Family Room	Main	15.03' x 9.10'
Full Bath	Main	n/a' x n/a'
Partial Bath	Main	n/a' x n/a'
Master Bedroom	Main	16.07' x 11.00'
Bedroom	Main	15.02' x 9.10'
Bedroom	Main	13.01' x 10.00'
Laundry	Main	8.00' x 8.00'
Eating Area	Main	9.90' x 9.30'
Foyer	Main	10.00' x 10.00'
6 Piece Bathroom	Main	n/a' x n/a'

taxes

\$5,433/2011

condo fees

\$945.46/M

fees include

Cable TV, Caretaker,
Building Insurance,
Management, Recreation
Facilities, Water

flooring

Marble, Tile, Carpet Wall to Wall

inclusions

Dishwasher, Dryer, Refrigerator,
Washer, Stove

heating/air conditioning

Baseboard, Electric, Central Air
Conditioning

amenities

Cable TV, Indoor Pool, Outdoor Pool,
Racquet Courts, Recreation Centre,
Party Room

The above is believed to be accurate but not warranted

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