



ERIC MANHERZ
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2019-08-18 **151 BAY STREET #1203, Ottawa K1R 7T2** **ML#: 1163600**



Status: Active
Dist/Neigh: 4101- Centre Town
Municipality: Ottawa
Neigh Name: Centretown
Lot Size:
Zoning:
Zoning Desc: Residential
Legal Desc: Unit 3, Level 12, CCP 145

List Price: \$379,900
Sub Type: Condominium
Fronting: East
Acres:
SqFt:
Seasonal:

Next OH: **Open House is Public: Sun Aug 18, 2:00PM-4:00PM**

Directions/Remarks

Directions: East side of Bay between Albert & Queen
Public Remarks: Beautifully Renovated Sub-Penthouse OASIS - steps from Parliament. Looking for the perfect pied-a-terre while working on the Hill or for the Courts, this could be it. Exquisite thoughtful renovation back to the studs makes for an elegant living space, southern exposure floods the unit with natural light, large balcony with great open city-scape views. 980 luxurious square feet, custom cabinetry, real hardwood floors, granite, custom lighting, blinds, cove ceilings, crown moldings. Plumbing is there for extra powder room en-suite if desired. Condo fee includes heat, air, hydro and amenities like indoor pool, less than 1 block from Light Rail Station! 24 hr irrevocable.

Property Information

Style: Apartment	Type: One Level	Total Beds: 2	Total Baths: 1
Builder: Teron	Model: 2A	Beds AG: 2	FB/PR Bths: 1/0
Year Built: 1977/Approx	#Gar: 1	Beds BG: 0	Ensuites: 0
Parking Desc: 1 Underground		#Cover: 0	Total Park: 1
Heat Desc: Forced Air		Heat Fuel: Natural Gas	
Air Conditioning: Central		Roof:	
Water Supply: Municipal		# FP:	FP Fuel: Electric
Exterior Finish: Brick		Sewer: Sewer Connected	
Foundation: Poured Concrete		Construction:	
Basement Desc: Common		Basement Dev: None (No Basement)	
Floor Covering: Hardwood, Tile		Fire Retrofit:	
Appliances Incl: Dishwasher, Hood Fan, Microwave, Refrigerator, Stove			
Site Influences: Adult Oriented, Balcony, Indoor Pool, Pet Restrictions			
Neigh Influences: Highspeed Available, Public Transit Nearby, Recreation Nearby, Shopping Nearby			
Exclusions: Dining Room Light Fixture			
Rental Equip: None			
Assistive Feat: No			

Room Information

Rm Type	Level	Dimensions	Rm Type	Level	Dimensions	Rm Type	Level	Dimensions	Rm Type	Level	Dimensions
FOYER	Main	9'4" x 4'11"	KITCH	Main	9'11" x 8'6"	DINRM	Main	12'4" x 12'2"	LIVRM	Main	16'8" x 12'11"
FBATH	Main	8'8" x 4' 10"	MBED	Main	14'9" x 10'	WALKIN	Main	9' x 7'9"	BEDRM	Main	13'5" x 9'9"
OTHER	Main	19' x 9'									

Condo Information

Title Form: Condominium	Condo Name: Amenities, Building Insurance, Caretaker, Heat, Hydro, Management Fee, Recreation Facilities, Water/Sewer	Condo Corp #: 145
Condo Fee: \$897.50/Monthly	Condo Fee Incl:	
Amenities: Elevator, Indoor Pool, Sauna, Storage Lockers, Workshop	# of Lvl's Unit: 1	
# of Stories: 13	MGMT Comp: DES Services Inc	MGMT Phone: 613-301-8570
Special Assess: No	Storage Locker: Yes	Parking Incl: Yes
Laundry Facilities: Shared		

Other Property Information

Assoc/POTL Fee:	Taxes/Yr: \$3,004.00/2019	Survey/Yr:
Fee Freq:	Assmt/Yr:	
Multimedia URL: https://youtu.be/Qy4r4-C_l40		
Alt Feature Sheet: https://www.ericmanherz.com/luxurious-2-bed-condo-steps-from-parliament-in-downtown-ottawa-1203-151-bay-street-for-sale/		
Addl Images URL: https://www.ericmanherz.com/pics/151Bay1203g/		

Office Information

List Office #1: ROYAL LEPAGE PERFORMANCE REALTY, Brokerage
Conditional/Sold/Other Information

FD:		PR:		CD:	
DOM: 19		SD:		SP:	
SRD:					