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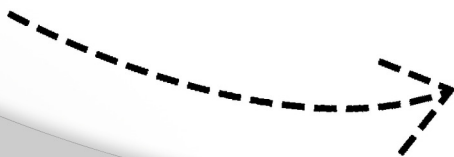
**v4s# 350952**

**601-40 Nepean, Ottawa  
Ontario K2P 0X5**

**\$464,900**

## Property Information

Property Type	• Residential
Property Style	• 1 Storey
Beds	• 1
Baths	• 1
Year Built	• 2015
MLS®	• 1411463





# Property Description

This stunning 1-bedroom + den offers upscale living in the heart of downtown Ottawa. A highly sought after corner unit. Plenty of natural light with floor to ceiling windows, and modern finishes gracing the unit. Hardwood flooring throughout the rooms, tiled flooring in the foyer. Kitchen features granite countertops, tiled backsplash, and stainless-steel appliances. Numerous amenities, including concierge and security service, fitness centre, pool, party and guest rooms. This unit comes with TWO storage units. Lounge and meet your neighbours in the sunny, friendly outdoor patio/BBQ area. Steps to so many of Ottawa's iconic landmarks! And a Farm Boy around the corner!



## Property Features

- One Bedroom PLUS Den
- Corner Unit w/ Open Concept Layout
- Floor to Ceiling Windows
- Upgraded Kitchen with SS Appliances
- In-Suite Laundry
- Concierge and Security Services
- Fitness Centre & Indoor Pool, Sauna
- Two Storage Units
- Great Location in the Heart of City
- Outdoor Patio & BBQ Area

Helping you is what we do

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