

EVELYN ON THE MAIN

HIGHLIGHTS AT A GLANCE

CONTEMPORARY LOCATION

- In Old Ottawa East,
- An established residential community, an exceptional opportunity,
- Evelyn Avenue at the corner of Main Street.
- Close to recreation and to business. Close to downtown, the market and universities.
- A block and half to the canal, a quick walk to Elgin Street and the Glebe.
- Ready access to transportation routes.

CONTEMPORARY DESIGN

- Striking architecture
- A strong, subtly detailed, exterior
- Architectural stone at the front and two sides of the ground floor
- Brick on upper front and side elevations
- Maintenance free by design
- Modified Bitumen rolled roofing with eaves trough
- Bright, large, south facing windows
- A terrace to watch the passing scene
- An urban garden
- Covered entranceway
- Recessed garage
- A second parking space
- Paving stone walk and driveway trim

CONTEMPORARY FINISH

- Open kitchen with Maple or Birch cabinetry and brushed steel handles
- Maple or oak site finished hardwood in living, dining and kitchen
- Matching hardwood stairs from ground level to living floor
- Smooth ceilings
- Deep, rectangular profile contemporary baseboards and door casings
- Drywall return at windows
- Flat panel doors with brushed chrome lever hardware
- Contemporary wood handrail with steel balusters
- Custom ceramic and glass oversized shower in Master Ensuite
- Ceramic flooring and backsplash as noted
- Selected lighting fixtures
- Selected upgrade plumbing fixtures
- High efficiency natural gas furnace
- Air conditioning