

Welcome to 1133 Normandy Cr



Lisa Fitzpatrick  
Real Estate



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1133 Normandy Cr Ottawa, ON



Charming Bungalow in Carleton Heights - Nestled in the sought-after neighborhood of Carleton Heights, this charming 3-bedroom, 2-bathroom bungalow offers a blend of comfort and potential.

The bright, welcoming interior features beautiful hardwood floors and ample natural light. Main floor boasts a spacious 5-piece bath, family room, 3rd bedroom off family room currently used as den.

Lower level includes a partially finished recreation room, additional 4-piece bathroom, storage/utility, laundry and cold storage.

Situated on a large, irregular-sized lot, this property provides great potential for expansion and plenty of outdoor space for gardening and entertaining. Large lot provides opportunity for Development, Severance possible - buyer to verify

Don't miss the opportunity to own a home in one of the most desirable areas.

NOTE: Roof and furnace updated approx. 2012

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**Lot Size:** Irregular

81.75 ft x 109.87 ft x 97.32 ft x 99.65 ft

**Heat/Cooling:** Forced Air Natural Gas  
Central AC

Bedrooms: 3 Bathrooms: 2.

Single attached garage

Taxes: 2023 / \$4736

**Inclusions:** Refrigerator, stove, hood fan, washer, freezer, all light fixtures, storage shed's, auto garage door opener

Rentals: Hot water tank

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