



HAUSCHILD GROUP
REAL ESTATE TEAM



Christine Hauschild
REALTOR®

Detached, 2 Storey Stittsville

Enjoy hardwood throughout the main and upper levels, a renovated kitchen (2024), stylish baths, and a backyard oasis featuring a saltwater pool, gazebo, fire pit, and pool house with bar. Close to schools, parks, shops, and transit.

27 Heritage Grove Crescent

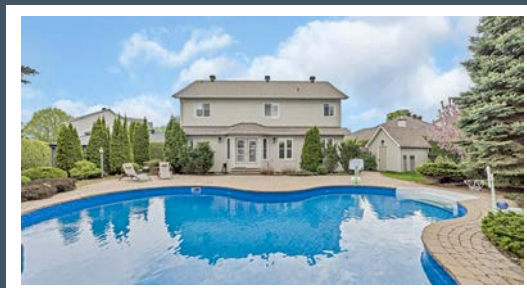
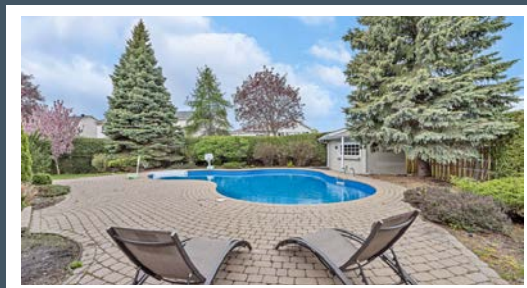
Stittsville

About this Property

Welcome to 27 Heritage Grove, a beautifully updated Land Ark home on a spacious, private pie shaped, corner lot in Stittsville. With 4+2 bedrooms, 4 bathrooms, and a fully finished lower level with separate access, this home is perfect for multigenerational living.

Awesome Features:

- ✓ 4+2 Bdrms | 4 Baths
- ✓ Renovated kitchen (2024) with quartz, SS & French doors to backyard
- ✓ Vaulted ceilings in Living rm, HW & iron spindles on staircase
- ✓ Private LL suite w/2 beds, full bath, kitchenette & separate garage access
- ✓ Backyard oasis with saltwater pool, gazebo, deck & pool house w/bar



Contact me for more information:
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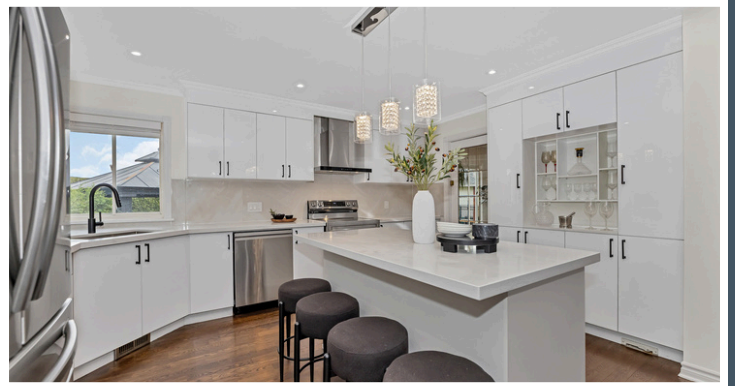


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The living room boasts vaulted ceilings and a feature window, while the oversized dining room includes patio doors to the side yard.

The renovated kitchen (2024) features quartz counters, white cabinetry, quartz backsplash, stainless appliances (fridge/stove 2024), and an eating area with French doors to the backyard.



The family room includes a gas fireplace and pot lighting

E. & O.E. The information in this document is believed to be accurate, but is not warranted.



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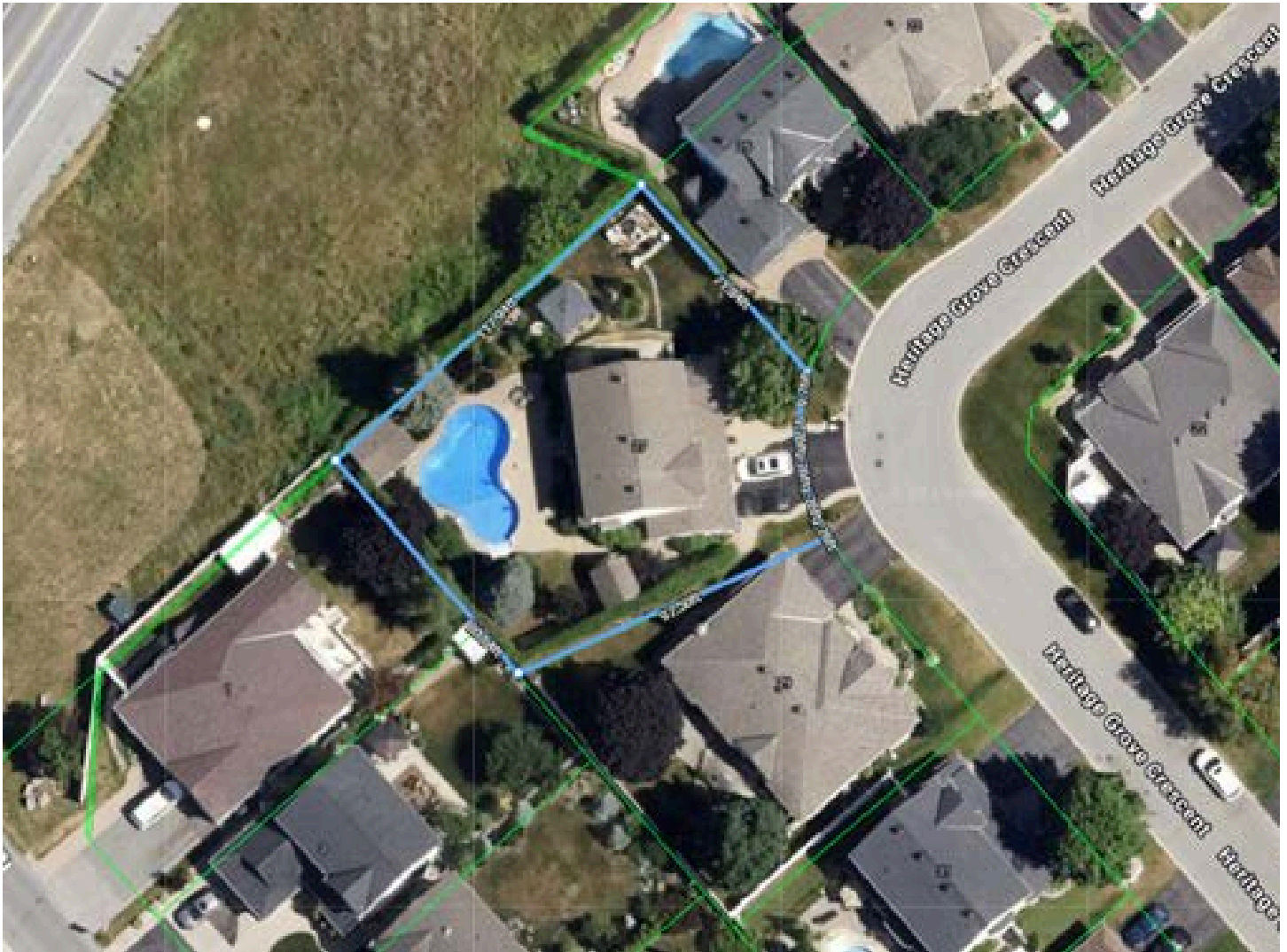




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Lot Measurements as per GeoWarehouse

Approx. 71.84 ft x 117.94 ft x 80.64 ft x 97.50 ft x 9.76 ft x 9.76 ft x 9.76 ft x 9.76 ft



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27 Heritage Grove Crescent Stittsville

Builder

Landark Homes

Year Built

~1999

Property Tax

~\$6,917.53 2025

Hydro

~\$120/month

Closing Date

Immediate or To Be Arranged

Rental Items

Hot Water Tank

Water/Sewer

~\$120/month



Gas

~\$200/month

Inclusions

Fridge, stove, dishwasher, washer, dryer, hood fan, air conditioner, all light fixtures, all window blinds, garage door opener, central vacuum, water treatment, salt water swimming pool, pool pump and pool heater, irrigation system, storage shed, lower level Fridge, LL stove, LL dishwasher, Fireplace grate in LL, microwave/hood fan in LL

Updates & Upgrades

- 2024 - Updated Kitchens (upper & lower), updated light fixtures, bathroom updates, WIC Shelving, Garage Update. fence, iron spindles on staircase
- 2023 - New pool liner
- 2022 - Deck & patio fire pit
- 2021 - New pool heater
- 2019 - Air conditioner, furnace, water softener, hepa filter, carbon filter

Hot Water Tank

~2019

Furnace

~2019

A/C

~2019

Windows

~Original

Flooring

~Original

Roof

~Original

Stove

~2024

Fridge (main)

~2024

Washer

~2023

Dryer

~2023

Dishwasher

~2024

Pool

~2012, liner 2023, heater 2021

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What's Nearby

Parks

West Ridge Park
about a 1 minute walk - 0.11 KM
Banyon Park
about a 4 minute walk - 0.26 KM
Kittiwake Park
about a 6 minute walk - 0.43 KM
Crantham Park
about a 6 minute walk - 0.44 KM

Transit

School Bus stop - bus stop is right in front of Delamere Dr.
The nearest street-level transit stop is West Ridge At
Delamere about a 2 minute walk - 0.17 KM

Safety

Queensway Carleton Hospital 13.16 KM away
The nearest fire station is Ottawa Fire Station 81
2.38 KM away
The nearest police facility is Ottawa Central/West Police (Kanata) 3.54 KM



Schools in the Area

Public Schools

A. Lorne Cassidy ES | 27 Hobin St, Stittsville, ON K2S 1G8
Maplewood SS | 700 Cope Dr, Ottawa, ON K2V 0B9
South Carleton HS | 3673 McBean St, Richmond, ON K0A 2Z0



Catholic Schools

Holy Spirit ES | 1383 Main Street North, Stittsville, ON K2S 1A6
Sacred Heart HS | 5870 Abbott St E, Stittsville, ON K2S 1X4

French & French Catholic Schools

ÉESP Maurice-Lapointe | 17 Bridgestone Dr, Kanata, ON K2M 0E9
ÉÉC Saint-Jean-Paul II | 5473 Abbott St E, Stittsville, ON K2S 0A8
ÉSC Paul-Desmarais | 5315 Abbott St E, Stittsville, ON K2S 0X3



E&OE schools determined through individual school board locator tools.

Please check with boards for individual needs*

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