

FOR SALE



The Wright Team

205Summerview.com

205 Summerview Terrace

🏠 4 BEDS | 🛁 4 BATHS



GREELY

Experience elegance, style, and sophistication in this Greely dream home. This stunning custom built bungalow showcases high end finishings, magazine worthy design, and resort inspired outdoor spaces to be enjoyed throughout every season.

Beautiful curb appeal sets the tone with landscaping, interlock, and a large front covered porch that leads into the spacious front foyer. From the moment you step inside, the inviting layout flows seamlessly through the principal living spaces. Enhanced by wide plank hardwood floors, extended ceilings, an open floor plan and a striking two sided natural gas fireplace, this four bedroom, four bathroom residence offers both comfort and refinement.

The kitchen is beautifully appointed with abundant cabinetry, gleaming quartz countertops, a feature backsplash, premium stainless steel appliances, and a centre island with waterfall edges on both sides. A dedicated main floor office provides a quiet workspace, while the thoughtfully designed family entrance includes built-ins, laundry amenities, and interior access to the three car garage.

The primary suite offers a private retreat with dual walk in closets and a spa-inspired ensuite featuring dual vanity sections, a glass enclosed shower, and a freestanding bathtub. Two secondary bedrooms share a full bathroom.

Downstairs, a spectacular entertainment level awaits. Hockey enthusiasts will appreciate the at home practice rink with synthetic ice tiles, alongside a spacious recreation room, office, additional bedroom, and full bathroom.

The backyard setting is beautifully designed and comes together seamlessly. Spend time relaxing on the deck and covered porch overlooking the saltwater (heated) inground pool and patio. A pergola, emerald cedars, and mature trees create a private backdrop, while a children's play structure adds to the outdoor enjoyment.

Living Room,
Dining Area and
Kitchen





Key Updates & Points to Note

- Oversized front door
- Large driveway that can easily accommodate up to 10+ vehicles
- Full size rear garage door for easy backyard access
- Oversized baseboard trim throughout the home
- Automated blinds from Blindall in great room, office and all main floor bedrooms
- 8 foot doors on the main floor
- Extensive use of lighting throughout the home
- Premium flooring throughout
- Glass railing
- Large to oversized windows on mainfloor
- Larger windows in the basement
- Additional semi-finished 751 sqft of space (currently hockey rink area)
- Rheem Tankless Hot water (owned)
- 14 X 28 Salt Water pool by Pool Builders, heated, Cartridge filter

Kitchen, Office,
Primary Suite
and Ensuite





Additional
Bedrooms, Bath
and Rec Room





Rec Room,
Additional
Bedroom, Office
and Exterior





Property Dimensions

Main Floor

- | | |
|-------------------------------|---|
| Foyer 10'8" x 15'8" | W.I.C. 5'4" x 9'6" |
| Office 13'10" x 10'2" | Primary Bath 14'3" x 12'2" / 5'6" x 2'11" |
| Kitchen 16'3" x 16'7" | Bedroom 14'3" x 9'8" |
| Dining Area 12'4" x 13'1" | Bedroom 14'2" x 10'7" |
| Living Room 14'0" x 19'4" | Bathroom 8'8" x 5'3" |
| Primary Bedroom 12'8" x 13'0" | Bathroom 7'0" x 2'11" |
| W.I.C. 8'7" x 6'3" | Laundry 20'0" x 9'6" |

Lower Level

- | | |
|-------------------------------|--------------------------|
| Recreation Room 39'9" x 19'5" | Bathroom 9'0" x 5'8" |
| Bedroom 13'4" x 13'0" | Basement 23'10" x 45'10" |
| Office 12'9" x 8'7" | |





Have A Real Estate Question?

We're here to help. Call us at **613-692-0606** or email **info@ottawahomes.ca**.

Not intended to solicit buyers or sellers currently under contract with a Brokerage.

It's All In The Details

Bedrooms: 4

Bathrooms: 4

Property Type: Bungalow

Neighbourhood: Greely

Lot Size: 169.59 ft x 236.40 ft (Irregular) - 0.94 acres

Taxes/Year: \$7,117.38 / 2025

Heating: Forced Air, Natural Gas

Utilities:

Approximate Hydro Expense:

\$202.32 per month.

Approximate Gas Expense: \$141.49 per month.

Inclusions:

Fridge, freezer, stove, hood fan, counter top microwave, dishwasher, beverage fridge, washer and dryer. Basement hockey rink. Pool patio pergola, patio umbrella, pool vacuum and accessories. TV mounts. Garage wall fixtures, tire rack. Central vacuum and attachments. Hot water tank. Water softener. All

light fixtures. All blinds. Nest doorbell camera. Generlink Transfer Switch. Play Structure.

Exclusions:

Wall mounted TVs (brackets to remain), basement storage shelving, well rock cover, garage shelving. Generator, Lawn tractor and attachments, lawn mower.

Rental Equipment:

None.

This information provided has been prepared with care and is believed to be accurate but no warranty is given and this document is not part of any contract.

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ROYAL LEPAGE
Team Realty
Independently Owned and Operated Brokerage

The Wright Team consists of James Wright, Jessica Wright, Sarah Wright, Michelle Lang, Kim Seguin, Annick Rocca, Andrea Kelly & Jennifer Taylor. "Realtor", "Broker"