

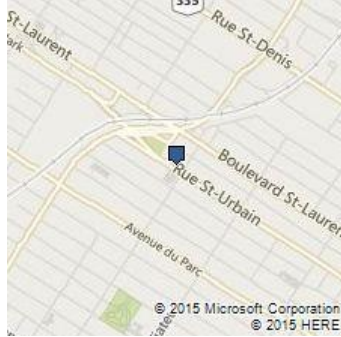


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**Centris® No. 27876641 (Active)**



**\$2,250/month X 1 year(s)**

**5813 Rue St-Urbain**  
**Le Plateau-Mont-Royal (Montréal)**  
**H2T 2X4**

**Region** Montréal  
**Neighbourhood** Mile-End  
**Near** Rue Bernard  
**Body of Water**

<b>Property Type</b>	Apartment	<b>Year Built</b>	2015
<b>Style</b>	One storey	<b>Expected Delivery Date</b>	
<b>Condominium Type</b>	Undivided <b>Share</b> 34%	<b>Specifications</b>	
<b>Year of Conversion</b>	2015	<b>Declaration of co-ownership</b>	
<b>Building Type</b>	Attached	<b>Special Contribution</b>	
<b>Floor</b>	1st floor (ground floor)	<b>Meeting Minutes</b>	
<b>Total Number of Floors</b>	3	<b>Financial Statements</b>	
<b>Total Number of Units</b>	3	<b>Building Rules</b>	
<b>Building Size</b>		<b>Repossession</b>	
<b>Gross Share Area</b>	1,250 sqft	<b>Trade possible</b>	
<b>Building Area</b>		<b>Cert. of Loc. (divided part)</b>	No
<b>Lot Size</b>		<b>File Number</b>	
<b>Lot Area</b>		<b>Occupancy</b>	15 days PP/PR
<b>Cadastre of Immovable</b>			Accepted
<b>Cadastre of Common Portions</b>		<b>Deed of Sale Signature</b>	15 days PP/PR
			Accepted
<b>Zoning</b>	Residential		

<b>Municipal Assessment</b>	<b>Taxes (annual)</b>	<b>Expenses/Energy (annual)</b>
<b>Year</b>	<b>Municipal</b>	<b>Condo Fees</b>
<b>Lot</b>	<b>School</b>	<b>Common Exp.</b>
<b>Building</b>	<b>Infrastructure</b>	<b>Electricity</b>
	<b>Water</b>	<b>Oil</b>
		<b>Gas</b>
<b>Total</b>	<b>Total</b>	<b>Total</b>

<b>Room(s) and Additional Space(s)</b>				
<b>No. of Rooms</b>		<b>No. of Bedrooms</b>		<b>No. of Bathrooms and Powder Rooms</b>
5		2+0		2+0
<b>Level</b>	<b>Room</b>	<b>Size</b>	<b>Floor Covering</b>	<b>Additional Information</b>
GF	Living room	16.5 X 13 ft	Wood	
GF	Dining room	13 X 11.7 ft	Wood	
GF	Kitchen	14.7 X 8.10 ft	Wood	
GF	Master bedroom	16.6 X 10.2 ft	Wood	Ensuite

GF	Bedroom	13.6 X 9 ft	Wood	Ensuite / Walk-in
<b>Additional Space</b>	<b>Size</b>	<b>Cadastre/Unit number</b>		<b>Description of Rights</b>
Patio	6 X 35 ft			
<b>Features</b>				
<b>Sewage System</b>	Municipality	<b>Rented Equip. (monthly)</b>		
<b>Water Supply</b>	Municipality	<b>Renovations</b>		
<b>Siding</b>		<b>Pool</b>		
<b>Windows</b>		<b>Cadastre - Parking</b>		
<b>Window Type</b>		<b>Parking</b>	Garage (1)	
<b>Energy/Heating</b>	Electricity	<b>Driveway</b>		
<b>Heating System</b>	Forced air	<b>Garage</b>	Built-in, Heated, Single width	
<b>Basement</b>		<b>Carport</b>		
<b>Bathroom</b>	Ensuite bathroom	<b>Lot</b>		
<b>Washer/Dryer (installation)</b>	Master bedroom (1st level/Ground floor)	<b>Topography</b>		
<b>Fireplace-Stove</b>		<b>Distinctive Features</b>		
<b>Kitchen Cabinets</b>	Quartz counters	<b>Water (access)</b>		
<b>Equipment/Services</b>	Central heat pump	<b>View</b>		
<b>Building's Distinctive Features</b>		<b>Proximity</b>	Bicycle path, Hospital, Metro, Park, Public transportation	
<b>Energy efficiency</b>		<b>Roofing</b>		
<b>Inclusions</b>				
Frigide, stove, dishwasher, washer, dryer and heat pump.				
<b>Exclusions</b>				
<b>Broker - Remarks</b>				
'Le 5813 Saint-Urbain' sophisticated Urban living set in the heart of Mile-End in the trendy Plateau. Condo fully renovated. Modern & open concept 2 bedroom & 2 ensuite bathrooms. Kitchen with Quartz counters and Island. Rare indoor garage with direct access to apartment. Central heating and central air-conditioning. High ceiling of 9½ ft.				
<b>Seller's Declaration</b>				
No				
<b>Source</b>				
		<b>Notice of disclosure</b>	Yes	
GROUPE SUTTON - EXPERT FD, Real Estate Agency (Interest: Direct) (Interest: Indirect)				



Kitchen



Patio



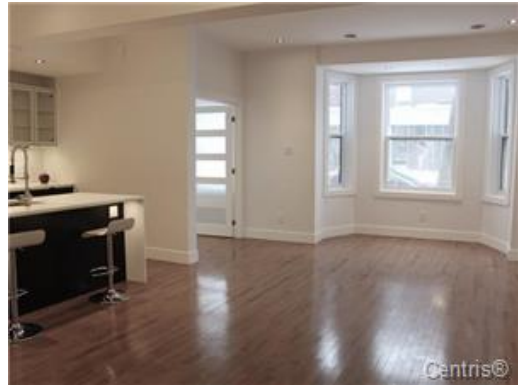
Frontage



Dining room



Kitchen



Library



Living room



Living room



Kitchen



Kitchen



Kitchen



Kitchen



Kitchen



Ensuite bathroom



Ensuite bathroom



Bedroom



Bedroom



Master bedroom



Ensuite bathroom



Master bedroom



Garage