

11240 – 11244 Av. Omer-Héroux Montréal (Montréal-Nord) (Montréal)

Reference: 14889943



\$ 879,000

3 Bedrooms 1 Bathroom 3 390 ft²



Samia Ouertani
(514) 572-1213 | Email



Syrine Khoury
(514) 562-1404 | Email



Eliess Khoury
(514) 566-1912 | Email

Informations non contractuelles

BARNES Québec
1472 Sherbrooke Ouest
Montréal, QC H3G 1L3



+1 514.933.3235
quebec@barnes-international.com

Bedrooms : 3

Bathrooms : 1

Rooms : 5

Plot size : 3 390 ft²

Construction : 1963

Floor : 2

Semi-detached triplex located on Omer-Héroux Avenue, in a residential neighbourhood of Montréal-Nord. The property features three units, including two spacious three-bedroom apartments on the ground floor and second floor. The second-floor unit is currently vacant, offering an excellent opportunity for an owner-occupant. An integrated garage is included in the ground-floor lease. The property also features a green backyard shared by the ground-floor and basement units. Brick and stone façade, with front and rear balconies. A great opportunity for investors or owner-occupants!

Located in Montréal-Nord, this semi-detached triplex stands out with its brick and stone façade, integrated garage, and lush backyard. The property features three units spread across two above-ground floors and the basement, complemented by front and rear balconies. **PROPERTY FEATURES** Three residential units: one on the ground floor, one on the second floor, and one in the basement. Semi-detached building with windows at the front, rear, and on the unobstructed side. Integrated garage accessible from the front driveway. Grassy backyard with a mature tree. Lot size of 314.76 m², approximately 3,388 sq. ft. **LOCATION** Situated on Omer-Héroux Avenue, in the Montréal-Nord borough. Residential setting featuring primarily duplexes and triplexes.

Included : As per lease

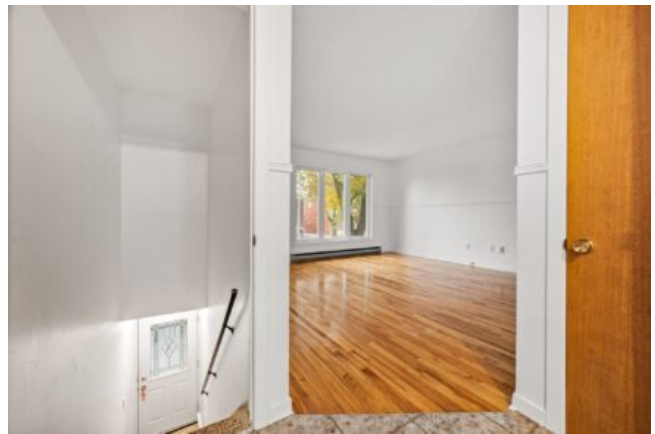
Excluded : According to the leases

Informations non contractuelles

BARNES Québec
1472 Sherbrooke Ouest
Montréal, QC H3G 1L3



+1 514.933.3235
quebec@barnes-international.com



Informations non contractuelles

BARNES Québec
1472 Sherbrooke Ouest
Montréal, QC H3G 1L3



+1 514.933.3235
quebec@barnes-international.com