

## 1536 Av. Summerhill #1 Montréal (Ville-Marie) (Montréal)

Reference: 28197763



**\$ 1,095,000**

2 Bedrooms 2 Bathrooms 1 398 ft<sup>2</sup>



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Informations non contractuelles

**BARNES Québec**  
1472 Sherbrooke Ouest  
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quebec@barnes-international.com

Bedrooms : 2

Bathrooms : 2

Rooms : 11

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Property area : 1 398 ft<sup>2</sup>

Construction : 1913

Floor : 1

Elegant two-story condo in the heart of the legendary Golden Square Mile, with its many restaurants and shops, and within walking distance of downtown and Montreal's Central Station. This unit offers spacious living areas with spectacular custom-built bookshelves featuring sliding ladders, two bedrooms with ensuite bathrooms, a spectacular terrace, and an indoor parking space that can accommodate two small cars or one large vehicle.

Upon entering, the main level impresses with a stunning living room featuring numerous full-height built-in shelves with a sliding ladder and an elegant decorative fireplace. The space opens onto a majestic dining room, also offering built-in storage with a sliding ladder, as well as a charming built-in banquette, perfect for entertaining.

Behind magnificent French doors, topped with exquisite stained glass, lies the galley kitchen, boasting ample cabinetry and direct access to the balcony.

On the lower level, the master bedroom captivates with its large windows and large walk-in closet. It includes an elegant ensuite bathroom with a double vanity and a beautiful freestanding bathtub.

Adjacent to the bedroom is an office/boudoir area that can serve as a reading and working space, and it features a direct access to the huge private terrace.

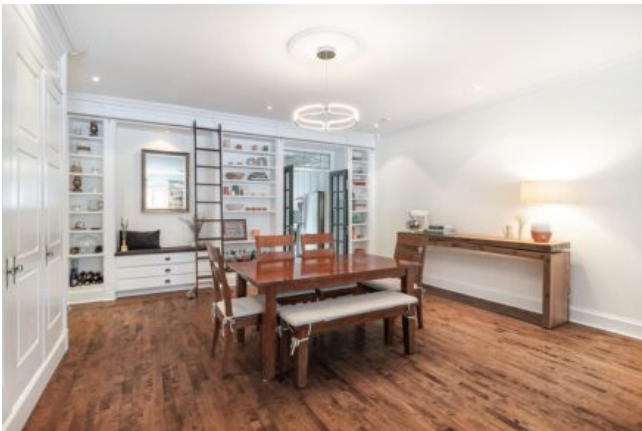
The second, generously sized bedroom offers the added privacy of another ensuite bathroom and provides access to an urban terrace at the front of the building.

The unit also includes an indoor parking space and a storage unit in the basement, a rare and desirable feature in the heart of the city.

Included : Appliances on site, blinds and curtains, light fixtures, car charging station

Excluded : Furniture and personal belongings. The frames that serve as a door in the master bedroom bathroom.





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