

1625 Rue Clark #903 Montréal (Ville-Marie) (Montréal)

Reference: 18620397



\$ 799,000

2 Bedrooms 2 Bathrooms 1 138 ft²



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Informations non contractuelles

BARNES Québec
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Bedrooms : 2

Bathrooms : 2

Rooms : 8

Property area : 1 138 ft²

Construction : 1914

Floor : 10

Floors : 9

Discover the magnificent Loft des Arts, ideally located in the heart of the Quartier des Spectacles, facing Esplanade Clark Park. Unit 903: Rare unit featuring large arched windows across 1,138 square feet, offering exceptional natural light! Spacious loft with 2 bedrooms and 2 full bathrooms, timeless materials, and impressive 11-foot concrete ceilings. Several inclusions. The rooftop terrace, freshly restored, offers one of the most beautiful views of the city, a large pool, and a BBQ area. Enjoy 24/7 concierge service, one indoor parking space, and a generous storage locker.

Loft des Arts Ideally located in the heart of the Quartier des Spectacles, Loft des Arts, formerly known as the Ontario Building, was fully converted in 2010. It offers a vibrant atmosphere just steps from downtown, Chinatown, and Old Montreal. The building faces Esplanade Clark Park, which features an outdoor skating rink, as well as several theatres and concert halls, including the Maison symphonique de Montréal. This dynamic neighborhood, home to major events such as the Montreal International Jazz Festival, is lively year-round. Residents of Loft des Arts enjoy access to a stunning, fully restored rooftop terrace offering a large pool, BBQ areas, and panoramic city views. Unit 903 One of the rare 2-bedroom, 2-bathroom units in the building, this 1,138 sq. ft. residence stands out with its two oversized arched windows, providing exceptional natural light and unobstructed eastern views from the 9th floor. The open-concept layout seamlessly connects the kitchen, dining area, and living room—an ideal space for entertaining or relaxing after a busy day. With its high concrete ceilings, warm wood floors, and modern light fixtures, the space exudes sophistication and elegance. The teak-style kitchen, featuring stainless steel finishes, offers a timeless design and ample storage. Appliances and several pieces of furniture are included. The primary bedroom includes an ensuite bathroom with a bathtub and a generously sized closet. The second bedroom, currently used as an office, can easily accommodate a bed. The second bathroom, perfect for guests, features a walk-in shower. The building also offers 24/7 concierge and security services, a cardio room, and two elevators. One of the building's 30 indoor parking spaces is included, along with a large

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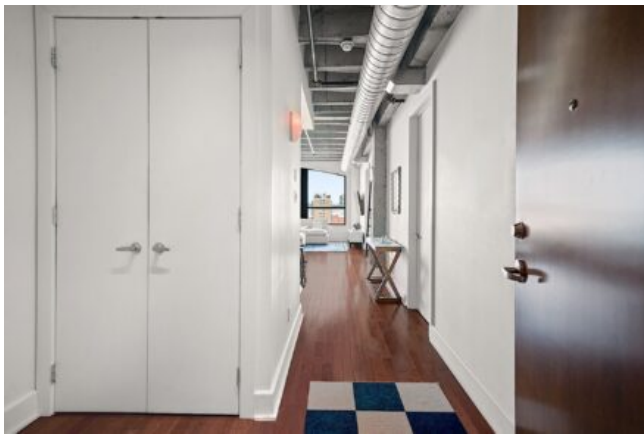


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storage locker. Commuting is convenient with nearby metro stations and numerous bike paths. Renowned restaurants such as Omma, Bouillon Bilk, and Le Central, as well as everyday conveniences including an IGA grocery store and a Jean Coutu pharmacy, are all within walking distance. Additional Information Storage locker number: R 32 Parking space: 1 Condo fees include contributions to the contingency fund, snow removal, maintenance, electricity and heating of common areas, building insurance, security, as well as management and administrative fees.

Included : LG washer, LG dryer, Hisense stove, Hisense refrigerator, Whirlpool dishwasher, light fixtures, master bedroom mirrors, Samsung television.

Excluded : Frames, mirrors, all furniture and personal belongings.



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