

201 Place du Soleil Montréal (Verdun/Île-des-Sœurs) (Montréal)

Reference: 10344318



Sold

2 Bedrooms 2 Bathrooms 1 447 ft²



Félix Giguère
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Informations non contractuelles

BARNES Québec
1472 Sherbrooke Ouest
Montréal, QC H3G 1L3



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quebec@barnes-international.com

Bedrooms : 2

Bathrooms : 2

Rooms : 11

Property area : 1 447 ft²

Construction : 1988

Floor : 3

Floors : 2

Stunning corner condo on two levels in the heart of Nun's Island, offering exceptional natural light thanks to windows on three sides. Cathedral ceilings, electric fireplace, 2 bedrooms + office space or additional bedroom on the second floor that can be closed off as needed. Large private terrace, garage, outdoor parking space, and spacious storage area. Peaceful location overlooking the rear park, close to shops, services, and the waterfront. Well-managed and meticulously maintained co-ownership. A must-see!

Nun's Island at its finest. Stunning corner condo spread over two levels, offering remarkable privacy and exceptional natural light thanks to windows on three sides. Thoughtfully renovated with refined taste, this elegant and inviting residence features cathedral ceilings, an electric fireplace, and beautifully designed open living spaces ideal for both everyday living and entertaining. The open-concept kitchen flows seamlessly into the living and dining areas, creating a bright and welcoming atmosphere. The unit offers 2 bedrooms, as well as a second-floor office space or additional bedroom that can easily be enclosed according to the buyer's needs and preferences. Two full bathrooms complete the layout. Enjoy a large private terrace, perfect for entertaining family and friends or simply relaxing in peace during the warmer months. The property also includes a private garage, an outdoor parking space, and a spacious storage area. Its corner positioning provides a quiet, green setting with lovely views overlooking the park at the rear. In addition to the central heating system, all rooms are equipped with Stelpro ALUX2 architectural aluminum baseboard heaters. The property is also fitted with a Nuvo Player audio system allowing music distribution in select rooms, controllable through a mobile application. A Triplex three-stage water filtration system is installed to help reduce sediments, odours, tastes, and certain contaminants, contributing to improved domestic water quality. All light switches are smart-enabled and can be controlled through the Lutron application. Located on a quiet one-way street within a well-managed and meticulously maintained co-ownership. Ideally situated near shops, restaurants, services, public transportation, and the beautiful waterfront trails, perfect for outdoor enthusiasts, cyclists, and walkers. A turnkey property offering comfort, natural light, and

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exceptional quality of life in one of the most sought-after areas of Nun's Island. A visit will convince you.* Any indicated square footage is approximate and must be verified by the buyer.* Some photos have been virtually staged to illustrate the property's full potential. Actual dimensions and layouts may vary.

Included : Refrigerator, stove, washer, dryer, dishwasher, Nuvo Player audio system

Excluded : Owner's personal belongings.



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