

3460 Rue Simpson #206 Montréal (Ville-Marie) (Montréal)

Reference: 25320576



\$ 529,000

3 Bedrooms 2 Bathrooms 1 433 ft²



Jonathan Assouline
514-969-9077 | Email

Informations non contractuelles

BARNES Québec
1472 Sherbrooke Ouest
Montréal, QC H3G 1L3



+1 514.933.3235
quebec@barnes-international.com

Bedrooms : 3

Bathrooms : 2

Rooms : 8

Property area : 1 433 ft²

Construction : 1959

Floor : 2

Floors : 2

Exceptional value in the heart of Montreal's prestigious Golden Square Mile! Beautiful 3-bedroom, 2-bathroom condo at Mackenzie House offering high ceilings, spacious bedrooms, an open kitchen, and a bright living/dining area perfect for entertaining. Large private balcony, A/C, 24-hour concierge service, and one garage included. Enjoy the stunning rooftop terrace with panoramic city views. Steps from Concordia, McGill, Sherbrooke Street, museums, boutiques, fine dining, and public transit.

Exceptional value in the heart of Montreal's prestigious Golden Square Mile. Offering a rare combination of size, location, and affordability, this spacious 3-bedroom, 2-bathroom condo is an ideal opportunity for owner-occupants, investors, or parents seeking housing for university students. Large living spaces, high ceilings, and an unbeatable location steps from McGill University, Concordia University, Sherbrooke Street, museums, restaurants, shopping, and public transportation make this a highly desirable property with excellent long-term value. Mackenzie House is an undivided co-ownership building. Monthly condo fees include municipal taxes, school taxes, heating, and hot water. There is no welcome tax payable upon the transfer of shares. Transfer of shares shall be completed by a Mackenzie House representative at the purchaser's expense. Purchaser approval by Mackenzie House is required. Highlights: Stunning rooftop terrace with breathtaking panoramic city views. 24-hour concierge service. On-site superintendent services. Ideally located near all downtown Montreal amenities, restaurants, shopping, and public transportation. All measurements, dimensions, and square footage are based on the floor plan and are deemed accurate to the best of the listing broker's knowledge, but are not guaranteed and should be independently verified.

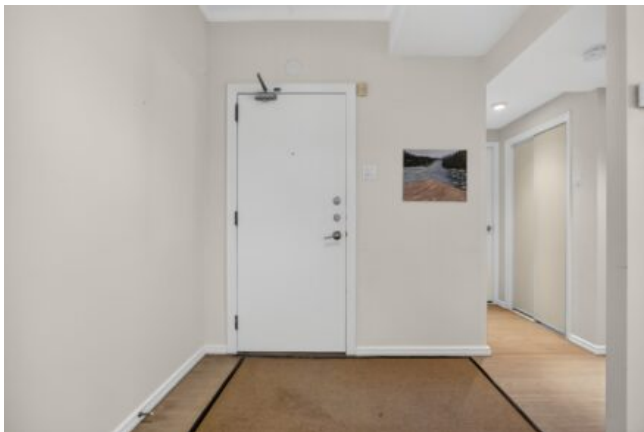
Included : Fridge, stove, dishwasher, microwave, washer, dryer

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