

## 45 Av. Westminster S. #303 Montréal-Ouest (Montréal)

Reference: 27100142



**\$ 599,000**

**+TPS/TVQ (\$ 688,700)**

2 Bedrooms 1 Bathroom 1 001 ft<sup>2</sup>



**Aimée Schnitzer**

514.591.5622 | Email

Informations non contractuelles

Bedrooms : 2

Bathrooms : 1

Rooms : 5

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Property area : 1 001 ft<sup>2</sup>

Construction : 2025

Floor : 3

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Floors : 4

Welcome to THE EASTON by SAJO \* An ideal location for families, empty-nesters and anyone looking to become a member of this unique community – with proximity to schools, parks, recreational services, dining, shopping, and direct commuter access to the downtown & financial districts – evoking the heritage characteristics of Montreal-West, while combining a modern approach.

#### THE EASTON

#### Project Characteristics

\*Concrete construction building\*Gyproc partitions between units designed as insulated double walls with rigid framing\*9'2" or greater interior unit finished floor to ceiling height\*Central HVAC units with dedicated air exchange / handling unit for fresh air, air conditioning and forced air heating.\*100 amp entry interior LED lighting\*engineered 6" Oak plank flooring with sound pad insulation\*individual 40 Gal. Hot water heaters\*data and media wiring \*Pet washing station\*Bike lock-up facility\*Perimeter surveillance cameras with wifi DVR recording and web access

\*the condo fees and property/school taxes are an estimate and will be officially established soon.\* room measurements are based on builders plan and may not be precise. Square footage listed is NET

Included : Bosch appliance package – integrated refrigerator, wall oven, ceramic cooktop, dishwasher, speed microwave. Locker, bicycle storage.

Excluded : washing machine, dryer, parking

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**BARNES Québec**  
1472 Sherbrooke Ouest  
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