

## 781 Av. Stuart Montréal (Outremont) (Montréal)

Reference: 12106094



**\$ 1,395,000**

6 Bedrooms 2 Bathrooms 2 680 ft<sup>2</sup> / 2 454 ft<sup>2</sup>



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Informations non contractuelles

**BARNES Québec**  
1472 Sherbrooke Ouest  
Montréal, QC H3G 1L3



+1 514.933.3235  
quebec@barnes-international.com

Bedrooms : 6

Bathrooms : 2

Rooms : 20

Shower rooms : 1

Property area : 2 680 ft<sup>2</sup>

Plot size : 2 454 ft<sup>2</sup>

Construction : 1928

Floor : 1

Floors : 2

Charming condominium ideally located in Outremont, just steps from the Outremont metro station. Easy access to the REM, as well as the shops and services along Van Horne Avenue. Close to beautiful parks and schools in this highly sought-after neighborhood. The unit features 3 bedrooms on the main floor, along with a home office space. The fully finished basement includes a 2-bedroom bachelor unit with a potential rental income of approximately \$1,500/month. Garage and driveway parking included. An opportunity not to be missed!

Included : Ground floor: All kitchen appliances, washer / Basement: Stove, refrigerator, microwave

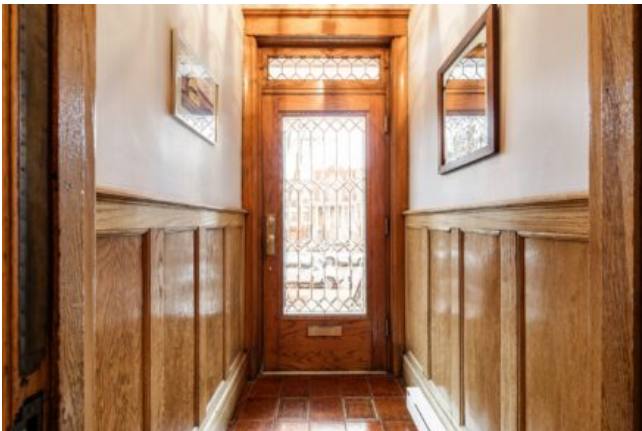
Excluded : Ground floor: Dryer, curtains / Basement: Dishwasher, washer and dryer

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