

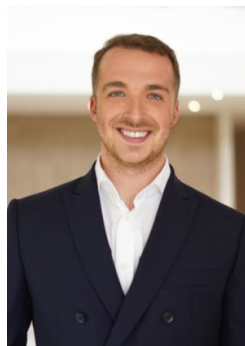
## 3456 Av. du Musée #P003 Montréal (Ville-Marie) (Montréal)

Reference: 16915970



**\$ 3,500 per Month**

1 Bedroom 1 Bathroom 674 ft<sup>2</sup>



**Félix Giguère**  
514-294-1141 | Email

Informations non contractuelles

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



+1 514.933.3235  
quebec@barnes-international.com

Bedrooms : 1

Bathrooms : 1

Rooms : 7

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Property area : 674 ft<sup>2</sup>

Fully furnished unit located on prestigious Avenue du Musée in the heart of the Golden Square Mile. Bright and thoughtfully appointed, it is offered turnkey with indoor garage parking. Ideal as a comfortable year-round residence or an elegant city pied-à-terre. Access to a rooftop terrace and private gym. Just steps from the Golden Square Mile's finest dining, boutiques and cultural institutions.

#### IMMERSE YOURSELF IN AN EXCEPTIONAL ADDRESS, MOVE-IN READY

Nestled on prestigious Avenue du Musée, in the heart of the Golden Square Mile, this tastefully furnished residence invites you to experience Montréal elegance within a unique heritage setting.

Part of the exclusive Projet du Musée collection – born from the historic Percy Cowans House (1909) and Farquhar Robertson House (1899) – this property gracefully blends Victorian charm with contemporary living in one of the city's most coveted neighbourhoods.

#### A TURNKEY RESIDENCE DESIGNED FOR COMFORT

This residence impresses with its natural light and warm ambiance. Offered fully furnished and thoughtfully appointed, it provides a seamless turnkey living experience, complete with indoor garage parking.

Whether enjoyed as a comfortable year-round home or an elegant pied-à-terre in the city, the space offers privacy, tranquility and functionality within an exceptional environment.

#### AN ICONIC NEIGHBOURHOOD

Just steps from the Montréal Museum of Fine Arts, the Ritz-Carlton, refined dining and luxury boutiques, this address embodies the perfect balance between culture, prestige and urban vibrancy.

Residents also benefit from access to the building's amenities, including a rooftop terrace

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and private gym.

\*Please refer to the complete list of inclusions.

– A credit check will be conducted by the Landlord. – The report must be fully satisfactory to the Landlord. – Proof of employment and income is required. – Smoking of tobacco or cannabis, as well as vaping, is strictly prohibited. – No Airbnb rentals or subletting are permitted. – Tenant must maintain civil liability insurance coverage of \$2,000,000. – Move-in and move-out fees (if applicable), including any fixed fees and security deposits required by the building, shall be at the Tenant's expense. – The Tenant must comply with the building's co-ownership rules and regulations. Any violation resulting in damages and/or fees shall be the Tenant's responsibility. – The first month's rent shall be payable upon signing of the lease by cheque or bank transfer made payable to the Landlord. – Monthly rent payments shall be made by Interac e-Transfer.

Included : \*Please refer to the complete list of inclusions.

Excluded : Internet, heating, electricity, hot water and all other services.



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