

## 6803 Rue Abraham-De Sola #403 Côte-Saint-Luc (Montréal)

Reference: 9659988



**\$ 3,450 per Month**

2 Bedrooms 2 Bathrooms 1 267 ft<sup>2</sup>



**Jonathan Assouline**  
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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 : 2

Bathrooms : 2

Rooms : 8

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Property area : 1 267 ft<sup>2</sup>

Construction : 2004

Floor : 4

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Floors : 12

right 2-bedroom, 2-bathroom open-concept apartment at Luxor in Côte-St-Luc. Located on the 4th floor, this spacious unit features a kitchen with all appliances included and a large island with lunch counter for three. The living and dining areas flow seamlessly and lead to a large private balcony. The primary bedroom offers a walk-in closet and private ensuite with separate shower. A second well-sized bedroom provides flexible use as a guest room or office. Enjoy building amenities including gym, pool, sauna, spa, and a large terrace with BBQ. One indoor parking space included.

Welcome to Luxor!

High-end residential building that offers many advantages to residents:

- 1 indoor parking space in the garage included.- Concrete construction, superior soundproofing- Secure entrance and 24/7 doorman.- Inground heated pool, sauna and jacuzzi.- Fully equipped gym.- Car wash section in the garage- Conference room- Large paved terrace with barbecues and dining areas.

Nearby: - Close to Hampstead- Decarie highway, quick and easy commute- Decarie Square shopping mall and cinema- Jewish General Hospital and St. Mary's- Rosemary Brown Park- Synagogues- Namur metro station- St. Joseph's Oratory- The well known Orange Julep

Included : Fridge, oven, dishwasher, washer/dryer, garage remote control, 1 parking spot in the garage

Excluded : Hydro (électricité, hot water and heating), cable, Internet, utilities



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