



Mario Conte  
Delivering the Impossible  
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**Montréal (Ville-Marie)-125, Rue Ontario E., 606**

**\$299,900**



**125, Rue Ontario E., Montréal (Ville-Marie), H2X1G9**

ULS : 28658680

[VISITE DE LA PROPRIÉTÉ](#)

Rare product \* Immediate occupation for this modern condo and large private balcony of appx 160 sf overlooking nice courtyard and terrace on the roof \* Located in the heart of Quartier des Spectacles \* Strategic location near all services ,(Transport, Parks, Schools not to mention St Laurent Metro at 2 corners, IGA grocery and pharmacy within 150 metres and much much more \* Excellent space offering large closed bedroom , open concept kitchen and living room , larger washroom , Washer and dryer hook up in unit and much more .Hot water is supplied and INCLUDED in the condo fees \*\*\* NB.Kindly note there are 4 parking spots available for lease

## INFORMATIONS DÉTAILS

### PROPRIÉTÉ EN VEDETTE

Chambre en vedette	1
Salle de bain en vedette	1

### Financiers

Évaluation municipale	
Évaluation du terrain	\$53,700.00
Évaluation du bâtiment	\$250,700.00
Évaluation municipale	\$304,400.00

Taxes	
Municipale	\$1,821.00
École	\$213.00
Total	\$2,034.00

Dépense annuelle	
Frais de copropriété	\$3,360.00
Total	\$3,360.00

### ADDENDA

Please note there is a common terrasse on the roof.  
 There is a locker (number 53 )that is included with the  
 condo.  
 Woner declares that the Air Cond Compressor was changed  
 this year .  
 Also owner states special notices of Assessment are up to  
 date . Paid 543.86\$ in July and 709.22\$ in April.  
 We are located steps away from Cégep du Vieux Montréal.

## Détails du bâtiment et intérieur de la propriété

Catégorie de propriété	Residential
Année de construction	2007
Number of Rooms	3
Superficie Habitable	512.17 PC
Nombre d'étages	6

## Caractéristiques du terrain et extérieur

Proximité Highway , Cegep , Daycare centre , Golf , Hospital , Park - green area , Bicycle path , Elementary school , High school , Public transport , University

## DÉTAILS DES PIÈCES

Room	Level	Dimensions	Flooring	Description
Hallway	1st level/Ground floor	13.8x4.6 ft		
Living room	1st level/Ground floor	14.4x10 ft		
Kitchen	1st level/Ground floor	3.8x10.3 ft		

## Caractéristiques

Système de chauffage	Electric baseboard units
Équipements / services	Wall-mounted air conditioning , Ventilation system , Entry phone , Alarm system
Approvisionnement en eau	Municipality
Système d'égout	Municipal sewer
Zonage	Residential

Un accès facile	Elevator
Caractéristiques distinctives	Street corner
Restrictions / autorisations	Short-term rentals not allowed

## INCLUSIONS & EXCLUSIONS

Inclusions     Locker , All appliances , electrical fixtures and window dressings . All is DONATED

