

Centris No. 27148425 (Active)



\$1,850/month X 12 month(s)

505 Rue Lucien-L'Allier, apt. 204
Montréal (Ville-Marie)
H3C 6A4

Region Montréal
Neighbourhood Central
Near Notre-Dame
Body of Water

Property Type	Apartment	Year Built	2002
Style	One storey	Expected Delivery Date	
Condominium Type	Divided	Specifications	
Year of Conversion		Declaration of co-ownership Issued	Yes (2002)
Building Type		Published to RFQ	Yes (2002-11-04)
Floor	2nd floor	Special Contribution Meeting Minutes	
Total Number of Floors		Financial Statements	
Total Number of Units		Building Rules	
Private Portion Size		Reposess./Judicial auth.	
Priv. Portion Area		Building insurance	
Building Area		Maintenance log	
Lot Size		Co-ownership insurance	
Lot Area		Contingency fund study	
Cadastre of Private Portion		Cert. of Loc. (divided part)	No
Cadastre of Common Portions		File Number	
Trade possible		Occupancy	2024-01-31
Zoning	Residential	Deed of Sale Signature	2024-01-31

Municipal Assessment	Taxes (annual)	Expenses/Energy (annual)
Year	Municipal	Condo Fees
Lot	School	Common Exp.
Building	Infrastructure	Electricity
	Water	Oil
		Gas
Total	Total	Total

Room(s) and Additional Space(s)			
No. of Rooms	6	No. of Bedrooms (above ground + basement)	1+0
		No. of Bathrooms and Powder Rooms	1+0
Included in Lease	Outdoor parking (0), Water taxes, storage space, Air conditioning, Furnished, Snow removal, Lawn, Indc		
Excluded in Lease	Heating, Internet, Electricity, Cable/TV, Hot water, Partially furnished		
Level	Room	Size	Floor Covering
2	Bedroom	3.66 X 3.66 m	
2	Living room	4.88 X 4.24 m	
2	Kitchen	2.74 X 2.26 m	
2	Dining room	2.44 X 3.96 m	
2	Bathroom	2.74 X 2.26 m	
2	Laundry room	2.74 X 2.26 m	

Features
Sewage System
Rented Equip. (monthly)

Water Supply		Renovations	
Siding		Pool	
Windows		Cadastre - Parkg (incl. pr	
Window Type		Cadastre - Parkg (excl. pr	
Energy/Heating	Electricity	Leased Parkg	
Heating System	Electric baseboard units	Parkg (total)	Garage (1)
Basement		Driveway	Asphalt
Bathroom	Jacuzzi bathtub, Separate shower	Garage	Built-in, Heated
Washer/Dryer (installation)	Laundry room (2nd level)	Carport	
Fireplace-Stove		Lot	Landscaped
Kitchen Cabinets	Laminate	Topography	
Restrictions/Permissions	Smoking not allowed, Short-term rentals not allowed	Distinctive Features	
Pets	No pets allowed	Water (access)	
Property/Unit Amenity	Private balcony, Wall-mounted air conditioning, Furnished, Electric garage door opener, Outdoor storage space, Indoor storage space	View	
Building Amenity	Common areas, Outdoor pool, Indoor storage space, Elevator	Proximity	CEGEP, Commuter train, Highway, Hospital, Metro, Park, Public transportation, Réseau Express Métropolitain (REM), University
Building's Distinctive Features		Roofing	
Energy efficiency			
Mobility impaired accessible			

Inclusions

2 tables, 4 chairs, 1 queen-size bed, chest of drawer, 2 night tables, bookshelves, lamps, TV; fridge, stove, dishwasher, microwave, washing machine, dryer.

Exclusions

Insurance of the Tenant's belongings. Heating, electricity, hot water, internet, cable.

Remarks

Don't miss it! Sunny spacious fully furnished 1 bed/1 bathroom apartment in Griffintown! 700 Square feet. Length of rent: 12 months. In-unit laundry, garage parking. Outdoor summer pool. Electricity not included. Non smoker (including cannabis). No cats/dogs

Addendum

Lessee's responsibilities:

The lessee shall provide the Lessor

1. postdated checks dated the first day of each month covering the entire lease term
or
shall pay the rental fee by e-transfer to Dorottya Tikasz: dorottya.tikasz@gmail.com.

The Lessee must provide

- 1 - Proof of hydro quebec account under his/her name prior to moving date;
- 2 - Proof of personal property insurance as well as liability insurance for minimum coverage of \$ 2 000 000).
- 3 - Good care of the appliances and furniture. they must be repaired by the lessee if any damage or problem are occurring.

The lessee must comply with all building by-laws and any regulations enacted by the co-owners association of the building.
The Lessee must sign the By-law, provided by the Lessor, of the building at or before the signature of the Lease.

Pets are not permitted.
This dwelling is a non-smoking (including cannabis) residence.

Seller's Declaration No
The deeds are in the seller's possession since 2014

Source **Notice of disclosure** Yes
MAGDOLNA VELKI, Certified Residential and Commercial Real Estate Broker (Interest: Indirect)