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Centris No. 28588175 (Active)



\$1,228,000

2000 Rue Drummond, apt. 1602
Ville-Marie (Montréal)
H3G 2X1

Region Montréal
Neighbourhood Golden Square Mile
Near
Body of Water

Property Type	Apartment	Year Built	2006
Style	One storey	Expected Delivery Date	
Condominium Type	Divided	Specifications	
Year of Conversion		Declaration of co-ownership Issued	Yes (2006)
Building Type	Detached	Published to RFQ	Yes (2006-02-17)
Floor	16th floor	Special Contribution	
Total Number of Floors		Meeting Minutes	Yes (2018)
Total Number of Units	150	Financial Statements	Yes (2018)
Private Portion Size		Building Rules	Yes
Plan Priv. Portion Area	1,580 sqft	Repossess./Judicial auth.	No
Building Area		Trade possible	
Lot Size		Cert. of Loc. (divided part)	No
Lot Area		File Number	
Cadastre of Private Portion	3579741	Occupancy	30 days PP/PR Accepted
Cadastre of Common Portions	3579897 3579898	Deed of Sale Signature	30 days PP/PR Accepted
Zoning	Residential		

Municipal Assessment		Taxes (annual)		Expenses/Energy (annual)	
Year	2018	Municipal	\$8,545 (2019)	Condo Fees (\$1,250/month)	\$15,000
Lot	\$94,700	School	\$1,537 (2019)	Common Exp.	
Building	\$921,300	Infrastructure		Electricity	\$1,200
		Water		Oil	
				Gas	
Total	\$1,016,000	Total	\$10,082	Total	\$16,200

Room(s) and Additional Space(s)					
No. of Rooms	9	No. of Bedrooms	3+0	No. of Bathrooms and Powder Rooms	2+0
Level	Room	Size	Floor Covering	Additional Information	
16	Hall	6.3 X 5.10 ft irr	Wood		
16	Kitchen	11.3 X 8.4 ft irr	Ceramic		
16	Living room	18.1 X 10.7 ft	Wood		
16	Dining room	18 X 8.9 ft irr	Wood		

16	Bedroom	15.11 X 11.6 ft irr	Wood
16	Bathroom	16.11 X 7.3 ft irr	Marble
16	Bedroom	12.6 X 11.5 ft irr	Wood
16	Bedroom	11.5 X 10.5 ft irr	Wood
16	Bathroom	9.6 X 6.4 ft	Marble
16	Laundry room	6 X 4 ft	Ceramic

Additional Space	Size	Cadastre/Unit number	Description of Rights
Garage		3579898 3579899	Common portion for restricted use

Features			
Sewage System	Municipality	Rented Equip. (monthly)	
Water Supply	Municipality	Renovations	
Siding		Pool	Heated, Indoor
Windows	Other	Cadastre - Parking	Garage - 2
Window Type	Casement	Parking	Garage (2)
Energy/Heating	Electricity	Driveway	
Heating System	Forced air	Garage	
Basement		Carport	
Bathroom		Lot	
Washer/Dryer (installation)	Bathroom (Other), Other	Topography	
Fireplace-Stove		Distinctive Features	
Kitchen Cabinets		Water (access)	
Restrictions/Permissions		View	View of the city
Equipment/Services		Proximity	
Building's Distinctive Features		Roofing	
Energy efficiency			

Inclusions
All furniture and Appliances

Exclusions
Persian rugs and paintings

Broker - Remarks
easy to visit with a 1 hour notice

Addendum
<p>Luxurious condo in the heart of the Golden Square Mile of Montreal. Close to all amenities and walking distance to the best restaurants, shops, subway, universities (McGill, Concordia) in Montreal.</p> <p>The 24H Security and service is impeccable thanks to a well managed condo syndicate that just received Condo of the year award in 2018.</p> <p>The condo itself is in perfect condition and has benefited from ongoing upgrades since it was built in 2006. Upscale appliances, made to measure California closets, luxurious bathrooms and soundproof windows all around , included posh window dressing makes this turnkey apartment unique.</p> <p>All furniture is included in the sale (excepts carpets and paintings)</p> <p>2 garages included with possibility of a third one</p> <p>A new certificate of location was ordered</p>

Sale with legal warranty

Seller's Declaration	Yes SD-16260

Source	Notice of disclosure	Yes
ROYAL LEPAGE HERITAGE, Real Estate Agency (Interest: Indirect)		
This is not an offer or promise to sell that could bind the seller to the buyer , but an invitation to submit such offers or promises.		



Living room



Living room



Living room



Living room



Office



Master bedroom



Master bedroom



Bedroom



Bedroom



Kitchen



Kitchen



Dinette



Dinette



Hall



Master bedroom



Bathroom



Bathroom



Laundry room



Bathroom



Bathroom



Other