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\$2,250,000

20138 Ch. Lakeshore, Baie-d'Urfé, H9X 1P7

Centris® No.

21044029 (Active)

Seller's Declaration

Yes

Property Type	Two or more storey	Occupancy	45 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	45 days PP/PR Accepted
Year Built	Unknown	Lot Eval.	\$1,180,100 (2015)
Expected Delivery Date		Building Eval.	\$509,900 (2015)
Building Size	27 X 87 ft irr	Mun. Taxes	\$10,032 (2017)
Living Area		School Taxes	\$3,014 (2017)
Lot Size	90 X 358 ft irr	Additional Rev.	No
Lot Area	31,364.95 sqft	Intergenerational	
Cert. of Location	Yes (2017)	Seasonal	
Body of Water	Lac St Louis		



Centris®

Rooms	11	Bedrooms	5+0	Bathrooms and Powder Rooms	3+1
Level	Room	Size	Floor Covering		
GF	Kitchen	27 X 12 ft	Wood		
GF	Dining room	18.6 X 15 ft	Carpet		
GF	Living room	24 X 18 ft	Carpet		
GF	Solarium	26 X 9.6 ft	Wood		
2	Master bedroom	22 X 11.4 ft	Carpet		
2	Bedroom	14 X 13 ft	Carpet		
2	Bedroom	11 X 10.6 ft	Carpet		
2	Bedroom	15.6 X 11.9 ft	Wood		
2	Bedroom	13 X 11.4 ft	Wood		
2	Office	15.8 X 11.8 ft	Carpet		



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Inclusions

Exclusions

Alarm System, 3 light Fixtures(2 in solarium, 1 Kitchen bay window)



Centris®

Sewage System	Septic tank	Heating System		Equip./Serv.
Water Supply	Municipality	Water (access)	Navigable, Waterfront	
Pool		Fireplace-Stove	No	Renovations
Parking				

Source: ROYAL LEPAGE ELITE, Real Estate Agency

2017-11-14 at 10:28 am