



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$220,000

105 Av. de Bavière, Candiac, J5R 5P5 (BARCELONE)

MLS® No.

8254637 (Sold)

Seller's Declaration

No

Property Type	Two or more storey	Possession	2010-06-30
Building Type	Semi-detached	Deed of Sale Signature	2010-06-24
Year Built	1987	Lot Eval.	\$23,000 (2008)
Expected Delivery Date		Building Eval.	\$145,500 (2008)
Building Size	21 X 32 ft irr	Mun. Taxes	\$1,637 (2009)
Living Area		School Taxes	\$422 (2009)
Lot Size	33 X 117 ft	Date of Sale	2009-11-30
Lot Area	4,003.00 sqft	Selling Broker	RE/MAX PLATINE S.V.
Cert. of Location	Yes (2008)		
Body of Water			



Rooms	9	Bedrooms	3+0	Bathrooms and Powder Rooms	1+1
Level		Room		Size	Floor Covering
GF		Living room		13.4 X 15.11 ft irr	Parquetry
GF		Dining room		13.11 X 9.9 ft irr	Parquetry
GF		Kitchen		10.5 X 7.5 ft	Ceramic
GF		Dinette		9 X 8.9 ft	Parquetry
2		Master bedroom		18.8 X 11 ft irr	Parquetry
2		Bedroom		9 X 9.7 ft irr	Parquetry
2		Bedroom		9 X 9.4 ft irr	Parquetry
BA1		Family room		18 X 12.10 ft	Laminate floor
BA1		Workshop		12.7 X 20 ft	Concrete

Inclusions

Bibliothèque avec foyer électrique (sous-sol); fixtures électriques; stores; aspirateur central et accessoires; piscine hors-terre et accessoires (pas de toile); remise; gazébo.

Exclusions

Fixture salle à manger; lave-vaisselle; rideaux.

Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.
Water Supply	Municipality	Water (access)		
Pool	Above-ground			
Parking	Driveway (2)	Fireplace-Stove	No	Renovations

Joli cottage jumelé, adossé au parc de verdure. Grand modèle avec salle à manger/salon séparés, cuisine et coin repas. Trois chambres à l'étage. Sous-sol fini (salle familiale, atelier de rangement). Belle cour aménagée avec piscine hors terre et remise. Idéal jeune famille. Écoles et parc à deux pas. À voir...

Source: ROYAL LEPAGE CHAMPLAIN D.K. INC., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$200,000

223 Boul. Champlain, Candiac, J5R 3T3 (Jaffa)

MLS® No.

8254115 (Sold)

Seller's Declaration

Yes

Property Type	Two or more storey	Possession	90 days PP/PR Accepted
Building Type	Semi-detached	Deed of Sale Signature	30 days PP/PR Accepted
Year Built	1971	Lot Eval.	\$36,500 (2009)
Expected Delivery Date		Building Eval.	\$124,500 (2009)
Building Size	21.5 X 26 ft	Mun. Taxes	\$1,549 (2009)
Living Area		School Taxes	\$404 (2009)
Lot Size	34 X 141 ft	Date of Sale	2009-12-03
Lot Area	4,822.00 sqft	Selling Broker	GROUPÉ SUTTON MILLENIA
Cert. of Location	Yes (2004)		
Body of Water			



Rooms 11	Bedrooms 3+0	Bathrooms and Powder Rooms 1+1	
Level	Room	Size	Floor Covering
2	Master bedroom	11.6 X 11.2 ft	Parquetry
2	Bedroom	11.6 X 10.4 ft	Parquetry
2	Bedroom	10 X 8.4 ft	Parquetry
2	Bathroom	8.6 X 8.6 ft	Ceramic
GF	Kitchen	10 X 9.5 ft	Ceramic
GF	Dining room	10.5 X 10.5 ft	Wood
GF	Living room	14 X 10.5 ft	Wood
GF	Powder room	5 X 4.2 ft	Ceramic
GF	Hall	4 X 4 ft	Ceramic
BA1	Laundry room	10 X 9.2 ft	



Inclusions

Fixture, pôle, air climatisé mural, cabanon, four-micro hotte de poêle, lave-vaisselle, réfrigérateur au sous-sol tous donnés sans garantie de qualité.

Exclusions

Lustre de la salle à manger qui sera remplacé, pole à rideau CCP, rideaux



Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.	Wall-mounted air conditioning
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (3)	Fireplace-Stove	No	Renovations	

Magnifique propriété très bien entretenue. Cuisine refaite en 2009, plancher bois franc au RDC, 3 chambres à l'étage. Salle de bain avec bain & douche séparée. Toit 1998, salle d'eau au RDC. Sous-sol entièrement fini. Fraichement repeint. Environ \$22000 en réparation & rénovation, factures à l'appui. Grand cabanon. Coup de coeur assurée. Bonne visite.

Source: GROUPE SUTTON MILLENIA, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$305,000

50 Rue de Charente, Candiac, J5R 6P8 (charlemagne)

MLS® No.

8218764 (Sold)

Seller's Declaration

No

Property Type	Split-level	Possession	30 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	3 days PP/PR Accepted
Year Built	2005	Lot Eval.	
Expected Delivery Date		Building Eval.	
Building Size	36 X 24.5 ft	Mun. Taxes	\$2,215 (2008)
Living Area		School Taxes	\$598 (2009)
Lot Size	55 X 98 ft	Date of Sale	2009-12-13
Lot Area	5,390.00 sqft	Selling Broker	RE/MAX DU CARTIER INC.
Cert. of Location	Yes (2005)		
Body of Water			



Rooms	8	Bedrooms	2+2	Bathrooms and Powder Rooms	2+1
Level		Room		Size	Floor Covering
GF		Living room		11.4 X 16.6 ft	Wood
GF		Dining room		9.3 X 11.3 ft	Wood
GF		Kitchen		8.5 X 11.3 ft	
2		Master bedroom		16.6 X 11.4 ft	Wood
2		Bedroom		12.4 X 10.2 ft	Wood
BA1		Bedroom		11.11 X 11.2 ft	Wood
BA1		Bedroom		8.5 X 11.2 ft	Wood
2		Family room		16.9 X 11.4 ft	



Inclusions

luminaires, fixtures, aspirateur centrale, système d'alarme, lave-vaisselle, four micro-ondes, piscine et accessoires, cabanon. Les inclus sont donnés sans garantie légale.

Exclusions



Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.
Water Supply	Municipality	Water (access)		
Pool	Above-ground			
Parking	Garage (1)	Fireplace-Stove	No	Renovations

Belle propriété construit en 2005, idéal pour famille. Bel environnement, près de tous les services. Ensoleillé. Planchers de bois franc dans les espaces centraux. Aucun tapis. Très belle cour aménagée avec un deck menant à la piscine.

Source: RE/MAX DU CARTIER INC., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$200,000

94 Ch. Haendel, Candiac, J5R 1R9 (Halifax)

MLS® No.

8249300 (Sold)

Seller's Declaration

No

Property Type	Bungalow	Possession	2010-06-01
Building Type	Detached	Deed of Sale Signature	2010-05-25
Year Built	1959	Lot Eval.	\$44,000 (2009)
Expected Delivery Date		Building Eval.	\$155,500 (2009)
Building Size	46.5 X 25 ft	Mun. Taxes	\$1,876 (2009)
Living Area		School Taxes	\$500 (2009)
Lot Size	60 X 115 ft	Date of Sale	2009-12-02
Lot Area	6,900.00 sqft	Selling Broker	RE/MAX IMAGINE D.R.
Cert. of Location	No		
Body of Water			



Rooms 10	Bedrooms 2+0	Bathrooms and Powder Rooms	1+1
Level	Room	Size	Floor Covering
GF	Kitchen	12.6 X 11.5 ft	Linoleum
GF	Living room	21 X 11.4 ft	Wood
GF	Dining room	11.4 X 10.6 ft	Wood
GF	Master bedroom	11.6 X 10 ft	Wood
GF	Bedroom	10.5 X 9.4 ft	Wood
GF	Laundry room	7.2 X 5 ft	Linoleum
GF	Bathroom	10.5 X 8 ft	Linoleum
BA1	Family room	22.3 X 21.7 ft	Carpet
BA1	Workshop	23 X 22.4 ft	Concrete
BA1	Storage	8 X 5 ft	Concrete



Inclusions

Accessoires de piscine, cabanon, poêle à bois

Exclusions

Lave-vaisselle, stores, rideaux



Sewage System	Municipality	Heating System	Forced air	Equip./Serv.
Water Supply	Municipality	Water (access)		
Pool	Inground			
Parking	Driveway (3), Carport (1)	Fireplace-Stove	Yes	Renovations

Grand plein-pied cuisine rénovée, salle de bains agrandi et rénovée. Foyer au salon, poêle à bois au s-sol. Grande salle familiale et atelier idéale pour bricoler. Toiture 2000, clôture 2007. Belle cour avec piscine creusée et grande terrasse en ciment. Bien situé sur rue refaite en 2008-2009. Arbres matures. Près transports, écoles, parcs piste cyclable.

Source: RE/MAX IMAGINE D.R., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$271,440 + GST/QST

163 Rue Bellefeuille, Châteauguay, J6J 0A9 (Elmridge)

MLS® No.

8136253 (Sold)

Seller's Declaration

No

Property Type	Bungalow	Possession	150 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	150 days PP/PR Accepted
Year Built	Under construction	Lot Eval.	
Expected Delivery Date		Building Eval.	
Building Size	51.6 X 42 ft irr	Mun. Taxes	Not issued
Living Area	1,516.00 sqft	School Taxes	Not issued
Lot Size	60.35 X 105.61 ft irr	Date of Sale	2009-11-30
Lot Area	6,380.68 sqft	Selling Broker	CENTURY 21 SUMMUM
Cert. of Location	Yes (2009)		
Body of Water			



Rooms	6	Bedrooms	2+0	Bathrooms and Powder Rooms	1+0
Level		Room		Size	Floor Covering
GF		Master bedroom		14.5 X 11.10 ft	
GF		Bathroom			Ceramic
GF		Bedroom		10.5 X 11.6 ft	
GF		Living room		12.6 X 14.8 ft	Wood
GF		Dining room		11 X 12.8 ft	Wood
GF		Kitchen		11.2 X 12.2 ft	Ceramic
GF		Dinette		11.2 X 11.6 ft	Wood
GF		Laundry room			Ceramic

Inclusions

Hot water tank

Exclusions

Sewage System	Municipality	Heating System	Electric baseboard units, Forced air	Equip./Serv.	Air exchange system, Central vacuum cleaner system installation
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (2), Garage (1)	Fireplace-Stove	No	Renovations	

BUNGALOW VALLÉE BLEUE with SINGLE garage in DOMAINE DES ÉRABLES, \$286,000 tax and land of 6200sf INCLUDED. Many lots available, infrastructures 100% PAID, construction approx. 20 weeks, APCHQ guaranty, Quality Construction, Beautiful wooded area CLOSE TO ALL SERVICES AND SCHOOLS. EASY ACCESS TO DOWNTOWN. VISIT MODEL HOMES MON-TUES-WED 1-8/SAT-SUN 1-5

ALL MEASUREMENTS TO BE VERIFIED

Source: CENTURY 21 SUMMUM, Chartered real estate broker, CENTURY 21 INNOVATION, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$292,500

114 Rue Bizet, Châteauguay, J6K 4N2 (Wagner)

MLS® No.

8223652 (Sold)

Seller's Declaration

Yes

Property Type	Two or more storey	Possession	120 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	117 days PP/PR Accepted
Year Built	2005	Lot Eval.	\$39,300 (2005)
Expected Delivery Date		Building Eval.	\$193,400 (2005)
Building Size	34 X 33 ft	Mun. Taxes	\$3,470 (2009)
Living Area	2,005.00 sqft	School Taxes	\$540 (2009)
Lot Size	46 X 99 ft	Date of Sale	2009-11-30
Lot Area	5,490.00 sqft	Selling Broker	RE/MAX FUTUR INC
Cert. of Location	Yes (2005)		
Body of Water			



Rooms	10	Bedrooms	3+1	Bathrooms and Powder Rooms	2+1
Level		Room		Size	Floor Covering
GF		Living room		13 X 15.6 ft	Wood
GF		Kitchen		13.10 X 21.3 ft	Wood
GF		Dining room		11.6 X 13.6 ft	Wood
2		Master bedroom		17.3 X 11 ft	Parquetry
2		Bedroom		10.4 X 11.6 ft	Parquetry
2		Bedroom		10.4 X 10.4 ft	Parquetry
2		Living room		11.6 X 20.6 ft	Parquetry
BA1		Family room		16.4 X 17.4 ft irr	Carpet
BA1		Bedroom		11.6 X 11.2 ft	Carpet
BA1		Office		10.10 X 12.4 ft	Carpet



Inclusions

Lave-vaisselle, aspirateur central et accessoires, rideaux et stores.

Exclusions

Réservoir à propane loué à approximativement 120.00 \$ /année, chez Supérieur Propane



Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.	Central vacuum cleaner system installation
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (4), Garage (1)	Fireplace-Stove	Yes	Renovations	

Unique, rare et impeccable! Secteur en demande, aucun voisin à l'arrière, située sur une rue "sans issue". Planchers de bois, sous-sol fini, 3+2 chambres à coucher, paysagement à faire rêver, construction de bonne qualité (Habitat Sol). Prise de possession à discuter. UNE CHANCE UNIQUE!

rÉFÉRENCE if-11909

Source: RE/MAX FUTUR INC, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$322,000

167 Rue Carlyle E., Châteauguay, J6J 5S7

MLS® No.

8227370 (Sold)

Seller's Declaration

Yes

Property Type	One-and-a-half-storey	Possession	90 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	90 days PP/PR Accepted
Year Built	2006	Lot Eval.	\$56,200 (2009)
Expected Delivery Date		Building Eval.	\$218,800 (2009)
Building Size	43 X 50 ft	Mun. Taxes	\$3,994 (2009)
Living Area		School Taxes	\$675 (2009)
Lot Size	76 X 105 ft	Date of Sale	2009-11-23
Lot Area	8,028.00 sqft	Selling Broker	RE/MAX ROYAL (JORDAN) INC
Cert. of Location	Yes (2006)		
Body of Water			



Rooms 10	Bedrooms 2+2	Bathrooms and Powder Rooms 2+0	
Level	Room	Size	Floor Covering
GF	Kitchen	13 X 14 ft	Wood
GF	Bedroom	10 X 12 ft	Wood
GF	Master bedroom	15 X 12.8 ft	Wood
GF	Living room	14 X 15.10 ft	Wood
GF	Dining room	14 X 11 ft	Wood
2	Family room	14 X 20 ft	Wood
BA1	Bedroom	12.10 X 13.5 ft	Wood
BA1	Bedroom	12.10 X 14.2 ft irr	Wood
BA1	Playroom	18.8 X 17.10 ft	Wood
BA1	Office	10.2 X 7.5 ft	



Inclusions

Fixtures, blinds, dishwasher, central vacuum, alarm system, air exchanger, garage door opener (2), Thermopump.

Exclusions

Gas oven and Spa.



Sewage System	Municipality	Heating System	Forced air	Equip./Serv.	Central vacuum cleaner system installation, Electric garage door opener, Central heat pump, Alarm system
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (4), Garage (2)	Fireplace-Stove	No	Renovations	

This beautiful home is full equipped! Only one word: WOW! 10 rooms, including 4 bedrooms, 2 full bathrooms. 9 foot high ceilings. Kitchen with cherry cabinets. Hardwood floors. Home theatre, play room. Located in a quiet neighbourhood in the cul-de-sac. One visit to this home and you will be convinced that it must be yours!!

You dream about buying a home where no renovations are needed? Looked no further! This lovely 2006 home located on a cul-de-sac in a quiet residential area is move-in ready and fully equipped! Alarm system, central vacuum, propane gas, air exchanger, eco-energetic windows etc...

4 magnificent bedrooms and 2 full bathrooms is sure to accommodate even the largest of families! A beautiful kitchen with cherry wood cabinets has enough room to store everything and gives a wonderful touch of elegance. You will be mesmerized by the high 9 foot ceilings and the exquisite wood floors.

Furthermore, this home comes with two play rooms - one for the adults: a complete in-home theatre and lets not forget one for the children: their own playroom in the basement!

Source: RE/MAX DICAIRE INC, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$186,000

37 Place D'Orléans, Châteauguay, J6K 1W2 (St-Jean-Baptiste)

MLS® No.

8241161 (Sold)

Seller's Declaration

Yes

Property Type	Bungalow	Possession	60 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	60 days PP/PR Accepted
Year Built	1972	Lot Eval.	\$29,200 (2009)
Expected Delivery Date		Building Eval.	\$101,400 (2009)
Building Size	40 X 24 ft irr	Mun. Taxes	\$2,223 (2009)
Living Area	960.00 sqft	School Taxes	\$303 (2010)
Lot Size	90 X ft irr	Date of Sale	2009-11-27
Lot Area	5,306.00 sqft	Selling Broker	GROUPÉ SUTTON-CLODEM INC.
Cert. of Location	Yes (1993)		
Body of Water	Rivière Châteauguay		



Rooms	7	Bedrooms	2+1	Bathrooms and Powder Rooms	1+1
Level		Room		Size	Floor Covering
GF		Kitchen		12 X 12 ft	Ceramic
GF		Dining room		10.7 X 12 ft	Wood
GF		Living room		12 X 12 ft	Wood
GF		Master bedroom		13.5 X 11.10 ft	Laminate floor
GF		Bedroom		9 X 12.9 ft	Laminate floor
GF		Bathroom		9.8 X 9.4 ft	Ceramic
BA1		Family room		17.2 X 10.6 ft	Laminate floor
BA1		Bedroom		11.3 X 10.1 ft	Laminate floor



Inclusions

Lave-vaisselle, balayeuse centrale et accessoires, air climatisé, ouvre-porte de garage électrique, cabanon. Tous les inclus tels quels aux risques et périls de l'acheteur.

Exclusions

Cuisinière (poêle)



Sewage System	Municipality	Heating System	Forced air	Equip./Serv.	Central air conditioning, Electric garage door opener
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (4), Garage (1)	Fireplace-Stove	No	Renovations	

Bungalow, entrée "split" portes avant neuves, bois franc dans: cuisine, salle à manger, salon, hall, planchers flottant dans: 2 chambres à coucher du haut, salle familiale et chambre à coucher du sous-sol. Certaines fenêtres sont récentes. Murs extérieurs du "driveway", ainsi que l'asphalte, galerie et patio, armoires de cuisine, plancher céramique neuf. Addenda

****BIJOU****

****BIJOU****

****BIJOU****

Occupation rapide.

Bungalow en très bonne condition, qui depuis l'acquisition en 2007 a subi plusieurs rénovations:

toit

Certaines fenêtres

Fournaise électrique

Panneau 200 ampères

Source: RE/MAX FUTUR INC, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$165,000

60 Rue St-Leon, Châteauguay, J6K 1R7 (Primeau)

MLS® No. 8218101 (Sold)

Seller's Declaration

Yes

Property Type	Bungalow	Possession	2010-06-01
Building Type	Detached	Deed of Sale Signature	2010-05-26
Year Built	1966	Lot Eval.	\$34,700 (2007)
Expected Delivery Date		Building Eval.	\$113,800 (2007)
Building Size	37 X 28 ft	Mun. Taxes	\$2,368 (2008)
Living Area	1,030.00 sqft	School Taxes	\$345 (2009)
Lot Size	96 X 60 ft	Date of Sale	2009-11-08
Lot Area	5,790.00 sqft	Selling Broker	LA VIGIE IMMOBILIERE
Cert. of Location	Yes (1991)		
Body of Water			



Rooms	8	Bedrooms	1+2	Bathrooms and Powder Rooms	2+0
Level		Room		Size	Floor Covering
GF		Living room		20 X 11.3 ft	Ceramic
GF		Kitchen		11.5 X 10.11 ft	Linoleum
GF		Dining room		14.8 X 11.7 ft	Wood
GF		Master bedroom		13.1 X 11.4 ft	Carpet
GF		Bathroom		11.4 X 7.10 ft	Ceramic
BA1		Family room		18 X 13.10 ft irr	Carpet
BA1		Bedroom		14.2 X 9.3 ft	Linoleum
BA1		Office		11.1 X 9.3 ft	Ceramic
BA1		Bathroom		11.7 X 4.9 ft	Linoleum
BA1		Workshop		26.6 X 10.3 ft	Linoleum



Inclusions

Four Encastré, Plaque Chauffante, Fixtures, Chauffe-eau

Exclusions

Armoires/Étagères du salon, Lave vaisselles, Rideaux de la salle à manger et du salon.

Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.	
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (2)	Fireplace-Stove	No	Renovations	Other - 2009 (\$1,300)

Une maison qui a été très entretenue au cours des années. Le RDC a été complètement modifié/refait dans les années 80, il en résulte un concept original. Il y a de nombreuses portes en bois et un puits de lumière stratégiquement placé au delà de l'escalier menant au s-s. Une cour au paysagement créatif avec murets de pierres. Près des services.

Source: LA VIGIE IMMOBILIERE, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$270,000

621 Rue Couves, Greenfield Park (Longueuil), J4V 1T7 (MILLER)

MLS® No.

8248421 (Sold)

Seller's Declaration

Yes

Property Type	Bungalow	Possession	2010-06-15
Building Type	Detached	Deed of Sale Signature	2010-06-08
Year Built	1964	Lot Eval.	\$60,900 (2009)
Expected Delivery Date		Building Eval.	\$113,200 (2009)
Building Size	46 X 30 ft irr	Mun. Taxes	\$2,264 (2009)
Living Area		School Taxes	\$442 (2009)
Lot Size	52 X 172 ft irr	Date of Sale	2009-12-09
Lot Area	9,167.00 sqft	Selling Broker	ROYAL LEPAGE DYNASTIE
Cert. of Location	Yes (2004)		
Body of Water			



Rooms 10	Bedrooms 3+2	Bathrooms and Powder Rooms 2+0	
Level	Room	Size	Floor Covering
GF	Living room	18 X 11.2 ft	Wood
GF	Kitchen	15 X 11.2 ft	Flexible floor coverings
GF	Master bedroom	14.8 X 12.2 ft	Wood
GF	Bedroom	11.7 X 10.3 ft	Wood
GF	Bedroom	12 X 10.3 ft	Wood
BA1	Family room	19 X 16.9 ft	Carpet
BA1	Bedroom	12.9 X 9.9 ft	Carpet
BA1	Bedroom	11.7 X 11 ft	Carpet
BA1	Laundry room	11.6 X 10 ft	Flexible floor coverings
BA1	Storage	12 X 4 ft	Concrete



Inclusions

DISH WASHER, BLINDS, ALARM SYSTEM.

Exclusions



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

Beau grand bungalow situé dans le c?ur du vieux Greenfield Park a pieds de tous les services. Beaux planchers de lattes. Salle de bain complètement rénovée. Toiture élastomère complètement refait 2005. Nouveau drain français et membrane 2006. Nouveau stationnement et plancher de garage et bien plus. Superbe cour avec arbre adultes.

Source: ROYAL LEPAGE DYNASTIE, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$212,000

110 Rue Kipps, Greenfield Park (Longueuil), J4V 3B2

MLS® No.

8227772 (Sold)

Seller's Declaration

Yes

Property Type	Bungalow	Possession	45 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	45 days PP/PR Accepted
Year Built	1967	Lot Eval.	\$49,200 (2005)
Expected Delivery Date		Building Eval.	\$103,000 (2005)
Building Size		Mun. Taxes	\$1,979 (2009)
Living Area		School Taxes	\$386 (2009)
Lot Size		Date of Sale	2009-11-21
Lot Area		Selling Broker	CENTURY 21 VISION
Cert. of Location	No		
Body of Water			



Rooms	9	Bedrooms	3+1	Bathrooms and Powder Rooms	1+1
Level		Room		Size	Floor Covering
GF		Master bedroom		14 X 10 ft	Wood
GF		Bedroom		10 X 11 ft	Wood
GF		Bedroom		10 X 11 ft	Wood
GF		Bathroom		8 X 5 ft	Tiles
GF		Living room		11 X 15 ft	Wood
GF		Dining room		9 X 9 ft	Linoleum
GF		Kitchen		9 X 11 ft	Linoleum
BA1		Bedroom		12 X 10 ft	Carpet
BA1		Playroom		21 X 16 ft	Linoleum
BA1		Powder room		3.5 X 4.6 ft	Linoleum



Inclusions

Washer, dryer, all blinds, ceiling fans, dish washer, and tempo.

Exclusions

All curtains and curtain rod in living room.

Sewage System	Municipality	Heating System		Equip./Serv.
Water Supply	Municipality	Water (access)		
Pool				
Parking	Garage (1)	Fireplace-Stove	No	Renovations

Nice bungalow located on a quiet street in old Greenfield park. Bright house with lots of storage space. Large back yard (great for kids). One visit and you will be convinced. Pyrite 0-3 IPPG *House is available immediately.

Source: GROUPE SAM'S INC., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$309,500

1297 Rue Blainville, Le Vieux-Longueuil (Longueuil), J4M 1H7

MLS® No.

8225936 (Sold)

Seller's Declaration

Yes

Property Type	Bungalow	Possession	30 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	30 days PP/PR Accepted
Year Built	2003	Lot Eval.	\$49,800 (2004)
Expected Delivery Date		Building Eval.	\$144,600 (2004)
Building Size	1 X 1 ft	Mun. Taxes	\$1 (2009)
Living Area		School Taxes	\$1 (2009)
Lot Size	36 X 12 m	Date of Sale	2009-09-28
Lot Area	452.00 sqm	Selling Broker	
Cert. of Location	No		
Body of Water			



Rooms	6	Bedrooms	2+2	Bathrooms and Powder Rooms	2+0
Level		Room		Size	Floor Covering
BA1		Bedroom		1 X 1 m	
BA1		Bedroom		1 X 1 m	
GF		Master bedroom		1 X 1 m	
GF		Bedroom		1 X 1 m	
GF		Bathroom		1 X 1 m	
GF		Bathroom		1 X 1 m	

Inclusions

Exclusions

Sewage System	Municipality	Heating System		Equip./Serv.	
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (2)	Fireplace-Stove	Yes	Renovations	

Source: GROUPE SUTTON-ACTUEL INC., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$385,000

1250 Rue Champêtre, Le Vieux-Longueuil (Longueuil), J4N 1V1 (Colissee)

MLS® No.

8196933 (Sold)

Seller's Declaration

No

Property Type	Two or more storey	Possession	90 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	87 days PP/PR Accepted
Year Built	2005	Lot Eval.	\$51,700 (2006)
Expected Delivery Date		Building Eval.	\$266,300 (2006)
Building Size	29.43 X 38.55 ft irr	Mun. Taxes	\$3,937 (2008)
Living Area		School Taxes	\$708 (2008)
Lot Size	39.37 X 98.59 ft	Date of Sale	2009-12-11
Lot Area	3,881.49 sqft	Selling Broker	RE/MAX DU CARTIER INC.
Cert. of Location	Yes (2005)		
Body of Water	Municipal		



Rooms	10	Bedrooms	1+2	Bathrooms and Powder Rooms	1+1
Level		Room		Size	Floor Covering
2		Master bedroom		13 X 12 ft	Wood
2		Bedroom		15.6 X 9 ft irr	Wood
2		Bedroom		14 X 9 ft	Wood
GF		Hall		8 X 6 ft	Tiles
GF		Living room		11 X 19 ft irr	Wood
GF		Kitchen		9.2 X 16.7 ft	Ceramic
GF		Dining room		10.5 X 11.4 ft	Ceramic
GF		Powder room		6 X 7.5 ft	Ceramic
BA1		Family room		18 X 15 ft	Wood
BA1		Playroom		12 X 11 ft	Wood



Inclusions

BBQ au Gaz naturel,FOYER au Gaz naturel,PLAQUE de cuisson,FOUR encastrer au Gaz naturel.

Exclusions

lave-vaisselle,fixtures electriques(salle à manger,cuisinette),les ventilateurs de plafond(salon,chambres).

Sewage System	Municipality	Heating System	Forced air	Equip./Serv.	Central air conditioning, Air exchange system
Water Supply	Municipality	Water (access)			
Pool	Heated, Inground				
Parking	Driveway (2), Garage (1)	Fireplace-Stove	Yes	Renovations	

Propriété de qualité, située dans un secteur paisible. Près de tous les services. Impeccable, très lumineuse avec ses grandes fenêtres. Excellents choix de matériaux, presque toutes les pièces avec OGe, Tout est aménagé, l'intérieur comme l'extérieur.

Caractéristiques intérieures:

- Foyer au gaz
- Nombreuses Portes française
- Armoires de cuisine thermoplastique
- Plancher bois franc, céramique dans cuisine
- Éclairage encastré dans cuisine,salle à manger.
- Fenestration généreuse et abondante
- Deux des chambres possèdent des walk-in de grandes dimensions(7X4) et (5x4).
- Grande douche en céramique + bain podium
- Deux accès au sous-sol,un par le garage et l'autre par le RDC
- Garage de 10.5x20 (duche et lavabo,8.3x10.5)

Source: CENTURY 21 ACCES, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$175,000

695 Rue Dubuisson, Le Vieux-Longueuil (Longueuil), J4L 2S8 (Darveau)

MLS® No.

8244214 (Sold)

Seller's Declaration

Yes

Property Type	Two or more storey	Possession	180 days PP/PR Accepted
Building Type	Attached	Deed of Sale Signature	180 days PP/PR Accepted
Year Built	1971	Lot Eval.	\$19,700 (2009)
Expected Delivery Date		Building Eval.	\$88,400 (2009)
Building Size	21 X 26 ft	Mun. Taxes	\$1,360 (2009)
Living Area		School Taxes	\$274 (2009)
Lot Size	21 X 100 ft	Date of Sale	2009-11-22
Lot Area	2,100.00 sqft	Selling Broker	RE/MAX SIGNATURE INC.
Cert. of Location	Yes (2002)		
Body of Water			



Rooms	7	Bedrooms	3+0	Bathrooms and Powder Rooms	1+1
Level		Room		Size	Floor Covering
GF		Living room		14 X 11 ft	Parquetry
GF		Kitchen		10 X 8 ft irr	Ceramic
GF		Dining room		11 X 10 ft	Ceramic
2		Master bedroom		13.2 X 10.2 ft	Parquetry
2		Bedroom		10 X 9 ft irr	Parquetry
2		Bedroom		10 X 9 ft irr	Parquetry
BA1		Family room		17 X 15 ft	Tiles
BA1		Storage		17 X 8 ft	Concrete



Inclusions

store,rideaux,tringles,fixtures,remise à jardin,lave-vaisselle,tablettes décoratives salle de bains et salle d'eau,chauffe-eau. TOUS LES INCLUS SONT DONNÉS SANS GARANTIES

Exclusions

Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.
Water Supply	Municipality	Water (access)		
Pool				
Parking	Driveway (2)	Fireplace-Stove	No	Renovations

Cottage en rangée situé près des services,école primaire,garderie,centre sportif,3chambres à coucher à l'étage,sous-sol fini, plusieurs améliorations effectuées cuisine,salle de bains,salle d'eau rajeunies,stationnement double.Voir addendum pour plus de renseignements.

Caractéristiques Ext:

Terrain clôturé , terrasse de bois traité.

Secteur homogène,près des services.

Caractéristiques Int:

3 chambres à l'étage .

Salle de bains rajeunie

Source: RE/MAX SIGNATURE INC., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$239,900

1246 Rue des Écureuils, Le Vieux-Longueuil (Longueuil), J4J 5M5 (Curé-poirier)

MLS® No.

8247824 (Sold)

Seller's Declaration

Yes

Property Type	Two or more storey	Possession	90 days PP/PR Accepted
Building Type	Attached	Deed of Sale Signature	90 days PP/PR Accepted
Year Built	2004	Lot Eval.	\$25,900 (2010)
Expected Delivery Date		Building Eval.	\$194,000 (2010)
Building Size	6.02 X 12.51 m	Mun. Taxes	\$2,138 (2009)
Living Area		School Taxes	\$432 (2009)
Lot Size	6.71 X 20.5 m	Date of Sale	2009-11-26
Lot Area	137.50 sqm	Selling Broker	
Cert. of Location	Yes (2004)		
Body of Water			



Rooms	7	Bedrooms	3+0	Bathrooms and Powder Rooms	1+1
Level		Room		Size	Floor Covering
BA1		Family room		11 X 9 ft irr	Concrete
GF		Hall		4 X 5.10 ft	Ceramic
GF		Living room		11 X 11 ft irr	Wood
GF		Kitchen		6.7 X 8.11 ft irr	Ceramic
GF		Dinette		10 X 10 ft	Wood
GF		Dining room		10 X 9.6 ft irr	Wood
2		Master bedroom		11 X 14 ft irr	Wood
2		Bedroom		9 X 10 ft irr	Wood
2		Bedroom		9 X 10 ft irr	Wood
2		Bathroom		6 X 11.5 ft irr	Ceramic



Inclusions

Système d'alarme, Chauffe-eau, Ventilateurs(2) Luminaires, Tablette en acier, Stores, ouvre porte de garage.

Exclusions

Bloc de cuisine.



Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.	Electric garage door opener, Alarm system (connected)
Water Supply	Municipality	Water (access)			
Pool					
Parking	Garage (1)	Fireplace-Stove	No	Renovations	

Cottage en rangées dans un très beau secteur. À proximité de plusieurs services. Le salon et la salle à mangées sont à aires ouvertes et communiquent avec le coin repas. Les trois chambres à l'étage. Idéal pour jeune famille ou couple. Une visite s'impose.

Il est entendu que le présent contrat ne vaut pas une promesse ou offre de vendre qui, lierait le vendeur à l'acheteur, mais vise à inviter de façon générale le public à soumettre des promesse d'achat.

Source: GROUPE SUTTON IMMOBILIA INC., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$199,900

42 Rue Mallette, Mercier, J6R 0A8 (St-Jean Baptiste)

MLS® No. 8247663 (Sold)

Seller's Declaration

No

Property Type	Bungalow	Possession	90 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	90 days PP/PR Accepted
Year Built	2008	Lot Eval.	
Expected Delivery Date		Building Eval.	
Building Size	31 X 35 ft irr	Mun. Taxes	Not issued
Living Area		School Taxes	Not issued
Lot Size	46 X 116 ft	Date of Sale	2009-11-22
Lot Area	5,367.00 sqft	Selling Broker	
Cert. of Location	Yes (2009)	RE/MAX DEFI (1996)	
Body of Water			



Rooms	9	Bedrooms	2+1	Bathrooms and Powder Rooms	1+0
Level		Room		Size	Floor Covering
GF		Living room		18 X 16 ft	Wood
GF		Dining room		10 X 9 ft	Wood
GF		Kitchen		10 X 9 ft	Ceramic
GF		Master bedroom		11 X 10 ft	Laminate floor
GF		Bedroom		10 X 9 ft	Laminate floor
GF		Bathroom		10 X 6 ft	Ceramic
BA1		Family room		26 X 20 ft	Laminate floor
BA1		Bedroom		10 X 8 ft	Laminate floor
BA1		Laundry room		16 X 8 ft	Concrete



Inclusions

Tringles à rideaux, rideaux, stores, lave-vaisselle, échangeur d'air, piscine hors-terre et accessoires, le tout sans garantie

Exclusions



Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.	Air exchange system
Water Supply	Municipality	Water (access)			
Pool	Above-ground				
Parking	Driveway (4)	Fireplace-Stove	No	Renovations	

Jolie Bungalow offrant 3 chambres à coucher, grand salon et cuisine à aire ouverte, une grande salle familiale au sous-sol, piscine hors terre... Occupation rapide possible...

Source: GROUPE SUTTON MILLENIA, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$215,000

64 42e Avenue, Pincourt, J7V 4J3

MLS® No.

8246869 (Sold)

Seller's Declaration

No

Property Type	Bungalow	Possession	60 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	50 days PP/PR Accepted
Year Built	1990	Lot Eval.	\$20,600 (2009)
Expected Delivery Date		Building Eval.	\$119,600 (2009)
Building Size	34 X 26 ft	Mun. Taxes	\$1,975 (2009)
Living Area	884.00 sqft	School Taxes	\$365 (2010)
Lot Size	50 X 100 ft	Date of Sale	2009-12-08
Lot Area	5,000.00 sqft	Selling Broker	GROUPÉ SUTTON-CLODEM INC.
Cert. of Location	Yes (1996)		
Body of Water			



Rooms 10	Bedrooms 2+2	Bathrooms and Powder Rooms 1+1	
Level	Room	Size	Floor Covering
GF	Living room	16 X 12 ft	Ceramic
GF	Kitchen	12 X 8.9 ft	Ceramic
GF	Dining room	12 X 8 ft	Ceramic
GF	Master bedroom	12 X 11.1 ft	Laminate floor
GF	Bedroom	12 X 8.6 ft	Laminate floor
GF	Bathroom	8.8 X 7.5 ft irr	Ceramic
BA1	Family room	31.8 X 12 ft	Tiles
BA1	Bedroom	12.1 X 12 ft	Laminate floor
BA1	Bedroom	12.11 X 12 ft irr	Tiles
BA1	Powder room	4.6 X 3.7 ft	Tiles



Inclusions

Luminaires, rideaux et stores, lave-vaisselle

Exclusions

Store de la porte-patio, spa



Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.	Wall-mounted heat pump units
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (4)	Fireplace-Stove	Yes	Renovations	

Magnifique maison, très bien entretenue et décorée au goût du jour. Concept ouvert, 4 chambres, grande salle familiale avec foyer aux granules. Beau terrain aménagé et clôturé située dans un quartier tranquille à proximité de tous les services. C'est un style de maison qui convient à tous. Serez-vous le chanceux qui saura en profiter?

Source: RE/MAX ROYAL (JORDAN) INC, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$238,900

565 Prom. du Collège, Sainte-Catherine, J5C 0A5 (Jogues)

MLS® No.

8263349 (Sold)

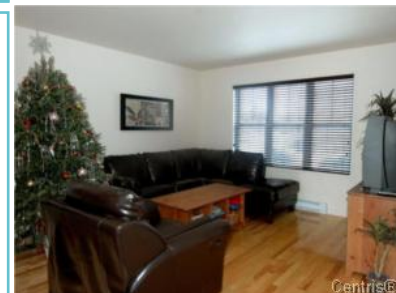
Seller's Declaration

Yes

Property Type	Two or more storey	Possession	90 days PP/PR Accepted
Building Type	Semi-detached	Deed of Sale Signature	85 days PP/PR Accepted
Year Built	2008	Lot Eval.	\$26,000 (2009)
Expected Delivery Date		Building Eval.	\$174,300 (2009)
Building Size	20 X 32 ft	Mun. Taxes	\$1,696 (2009)
Living Area		School Taxes	\$947 (2009)
Lot Size	24 X 98 ft	Date of Sale	2009-12-29
Lot Area	2,389.00 sqft	Selling Broker	RE/MAX PLATINE
Cert. of Location	Yes (2008)		
Body of Water			



Rooms 11	Bedrooms 3+0	Bathrooms and Powder Rooms	1+1
Level	Room	Size	Floor Covering
GF	Hall	5.10 X 9.10 ft	Ceramic
GF	Living room	13.5 X 12.4 ft	Wood
GF	Dining room	15.6 X 9 ft	Wood
GF	Kitchen	15.6 X 10.6 ft	Wood
GF	Powder room	3 X 7 ft	Ceramic
2	Master bedroom	15.2 X 10.2 ft	Parquetry
2	Bedroom	11.8 X 8.9 ft	Parquetry
2	Bedroom	11.8 X 8.9 ft	Parquetry
2	Bathroom	10 X 10 ft	Ceramic
BA1	Laundry room	3 X 7 ft	Concrete



Inclusions

Stores, ceiling lights, hot water tank

Exclusions

Dish-washer, curtains

Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.
Water Supply	Municipality	Water (access)		
Pool				
Parking	Garage (1)	Fireplace-Stove	No	Renovations

Beautiful semi-detached.

*****Spécifications*****

- Patio de 11X12 en dalles Permacon, gazonné et cloturé en plus du patio en bois traité.
- Armoires jusqu'au plafond offrant beaucoup de rangement de couleur noyer
- Clôture Frost noire
- Aucun tapis, plancher de merisier au rez-de-chaussée couleur naturel
- Balance de garantie de APCHQ
- 1 Garage Chauffé

Cette propriété est situé à proximité du Collège Charles-Lemoyne, d'un club sportif, d'une aréna, de la piste cyclable vous menant de Ste-Catherine à Montréal en passant par La Prairie, Brossard, St-Lambert.

La présente ne constitue pas une offre ou une promesse de vente pouvant lier le vendeur à l'acheteur, mais une invitation à soumettre des

Source: GROUPE SUTTON-ACTUEL INC., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$214,000

1445 Rue De Maisonneuve, Sainte-Catherine, J5C 1T3 (LÉVIS)

MLS® No.

8174151 (Sold)

Seller's Declaration

No

Property Type	Bungalow	Possession	90 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	84 days PP/PR Accepted
Year Built	1989	Lot Eval.	\$39,200 (2006)
Expected Delivery Date		Building Eval.	\$116,900 (2006)
Building Size	31 X 25 ft	Mun. Taxes	\$1,807 (2009)
Living Area		School Taxes	\$406 (2009)
Lot Size	59 X 95 ft	Date of Sale	2009-12-07
Lot Area	5,619.00 sqft	Selling Broker	RE/MAX PLATINE R.G.
Cert. of Location	Yes (1990)		
Body of Water			



Rooms	7	Bedrooms	2+1	Bathrooms and Powder Rooms	1+1
Level		Room		Size	Floor Covering
GF		Kitchen		10.5 X 9.4 ft	Linoleum
GF		Dinette		12.3 X 9.4 ft	Parquetry
GF		Master bedroom		13.10 X 13.4 ft	Wood
GF		Bedroom		11 X 10.5 ft	Wood
GF		Bathroom		11.8 X 5.6 ft	Ceramic
BA1		Living room		19.2 X 13.6 ft	Carpet
BA1		Bedroom		13.9 X 12.6 ft	Carpet
BA1		Office		8.7 X 7.2 ft	Carpet
BA1		Laundry room		7.3 X 5 ft	Linoleum



Inclusions

LAVE-VAISSELLE
ENCASTRÉ, STORES, FIXTURES, CABANON 8' X 10'. LE
TOUT LAISSÉ SANS GARANTIE DE QUALITÉ.

Exclusions

TRINGLES ET RIDEAUX.



Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.
Water Supply	Municipality	Water (access)		
Pool				
Parking	Driveway (5)	Fireplace-Stove	No	Renovations

IMPECCABLE PLAIN-PIED SITUÉ DANS UN SECTEUR PAISIBLE ET HOMOGÈNE OÙ VOS ENFANTS SERONT EN SÉCURITÉ, MODÈLE DE MAISON AVEC LE SALON SITUÉ AU SOUS-SOL, BARDEAUX DE LA TOITURE ONT ÉTÉ REMPLACÉS À L'ÉTÉ 2008, CUISINE ARMOIRES EN MÉLAMINE BLANCHE, PLANCHER DE BOIS FRANC DE CHÊNE EN LONGUEUR DANS LES 2 CHAMBRES DU RDC, GRANDE COUR ARRIÈRE PRIVÉE. **UN BIJOU.**

ESPACE POUR RECEVOIR UN GARAGE DÉTACHÉ. POUR RÈGLEMENTS, L'ACHETEUR DOIT VÉRIFIER AVEC LA VILLE.

TEST DE PYRITE ippg 4 seulement LE CERTIFICAT DE LOCALISATION suivra...

TOUT ACHETEUR SÉRIEUX CESSERA DE CHERCHER.

Source: RE/MAX PLATINE R.G., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$258,500

1240 Crois. Marco-Polo, Sainte-Catherine, J5C 1Y8

MLS® No.

8212714 (Sold)

Seller's Declaration

No

Property Type	One-and-a-half-storey	Possession	90 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	90 days PP/PR Accepted
Year Built	1992	Lot Eval.	\$37,000 (2009)
Expected Delivery Date		Building Eval.	\$169,200 (2009)
Building Size	45 X 25 ft irr	Mun. Taxes	\$2,315 (2009)
Living Area	1,132.00 sqft	School Taxes	\$556 (2010)
Lot Size	55 X 95 ft	Date of Sale	2009-12-12
Lot Area	5,306.00 sqft	Selling Broker	RE/MAX PLATINE M.B.
Cert. of Location	Yes (1998)		
Body of Water	La Verendrye		



Rooms	9	Bedrooms	3+1	Bathrooms and Powder Rooms	2+0
Level		Room		Size	Floor Covering
GF		Dining room		15.8 X 9.5 ft	Parquetry
GF		Kitchen		10.5 X 9.6 ft	Ceramic
GF		Master bedroom		13.8 X 12.10 ft	Wood
GF		Bedroom		10.5 X 11 ft	Wood
GF		Bathroom		11.2 X 8.4 ft irr	Ceramic
2		Family room		12.6 X 12.6 ft irr	Wood
2		Bedroom		11.4 X 13.1 ft irr	Wood
BA1		Living room		22.8 X 13.8 ft irr	Laminate floor
BA1		Bedroom		12.5 X 13.6 ft	Tiles
BA1		Laundry room		14.8 X 8.9 ft irr	Ceramic



Inclusions

Poele et four encastré, piscine Hors-Terre 24 pieds avec acc. et chauffe piscine au propane, foyer au bois (combustion lente), ouvre-porte de garage avec 2 manettes, store.

Exclusions



Sewage System	Municipality	Heating System	Convection baseboards, Electric	Equip./Serv.	Fire detector (not connected), Electric garage door opener
Water Supply	Municipality	Water (access)			
Pool	Above-ground, Heated				
Parking	Driveway (4), Garage (1)	Fireplace-Stove	Yes	Renovations	Fenestration - 2009 (\$12,000), Floor - 2009 (\$5,000), Roof covering - 2009 (\$6,000), Bathroom - 2009 (\$6,500),

Belle propriété dans un secteur très très tranquille(croissant), près de tous les services et voies d'accès. 3 CAC à l'étage avec salle familiale. Une cour arrière clôturée bien aménagée avec piscine H-T chauffée et grand patio. Plusieurs rénovations ont été effectuées (planchers, salle de bain refait à neuf, fenêtre, garage, toile de piscine, etc.

Source: GROUPE SUTTON-MILLENNIA BBI, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$210,000

50 Rue Delorme, Vaudreuil-Dorion, J7V 8P5 (Boily)

MLS® No.

8254316 (Sold)

Seller's Declaration

Yes

Property Type	Split-level	Possession	10 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	10 days PP/PR Accepted
Year Built	1984	Lot Eval.	\$46,300 (2009)
Expected Delivery Date		Building Eval.	\$143,700 (2009)
Building Size	28 X 40 ft	Mun. Taxes	\$1,938 (2009)
Living Area		School Taxes	\$550 (2009)
Lot Size	121 X 108 ft irr	Date of Sale	2009-12-01
Lot Area	9,382.00 sqft	Selling Broker	RE/MAX ROYAL (JORDAN) INC
Cert. of Location	No		
Body of Water			



Rooms	8	Bedrooms	3+0	Bathrooms and Powder Rooms	1+1
Level		Room		Size	Floor Covering
2		Living room		14 X 11 ft	Wood
2		Dining room		12 X 12 ft	Wood
2		Kitchen		12 X 8 ft	Ceramic
3		Master bedroom		14 X 11.2 ft	Carpet
3		Bedroom		12 X 10.4 ft	Carpet
3		Bedroom		10 X 9.1 ft	Carpet
GF		Office		8.7 X 7.9 ft	Linoleum
BA1		Family room		25 X 15 ft	Carpet

Inclusions

Exclusions

Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.
Water Supply	Municipality	Water (access)		
Pool				
Parking	Driveway (2), Garage (1)	Fireplace-Stove	No	Renovations

le vendeur ne remet que les titres et documents qu'il a en sa possession. Tout offre d'achat doit être rédigé sur le formulaire de la BNC avec un dépôt de 5% du montant offert non remboursable après l'acceptation du financement. Cette vente est faite sans garantie légale et contre tout vice caché à vos risques et périls. Évaluation et comptes de taxe à suivre

Source: RE/MAX ROYAL (JORDAN) INC, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$275,000

2816 Rue des Géraniums, Vaudreuil-Dorion, J7V 0G6 (des dahlias)

MLS® No.

8222743 (Sold)

Seller's Declaration

No

Property Type	Two or more storey	Possession	30 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	30 days PP/PR Accepted
Year Built	2008	Lot Eval.	
Expected Delivery Date	2009-09-30	Building Eval.	
Building Size	32 X 31 ft irr	Mun. Taxes	Not issued
Living Area		School Taxes	Not issued
Lot Size	17 X 31 m irr	Date of Sale	2009-11-24
Lot Area	527.00 sqm	Selling Broker	
Cert. of Location	Yes (2009)	PROPRIO DIRECT INC.	
Body of Water			



Rooms	8	Bedrooms	3+0	Bathrooms and Powder Rooms	1+1
Level		Room		Size	Floor Covering
GF		Living room		16 X 12 ft irr	Wood
GF		Dining room		11.1 X 10.2 ft irr	Wood
GF		Kitchen		9 X 12 ft irr	Ceramic
GF		Powder room		8 X 7 ft irr	Ceramic
2		Master bedroom		15.5 X 11 ft irr	Laminate floor
2		Bedroom		10.9 X 10.7 ft irr	Laminate floor
2		Bedroom		10 X 10.8 ft irr	Laminate floor
2		Family room		11.5 X 23 ft	Laminate floor



Inclusions

wiring of the alarm system ,pre-wireinf of vaccum system, all fixtures in place ,infrastructure paid at 70 % (see listing agent)

Exclusions

l alphealte ,le gazon ,les goutieres ,les infras 30% ,le bornage ,le depot de 250\$ pour plantation de son arbre ,sera remis au client ulterieurement , nb; exigé par la municipalité



Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.	Fire detector (not connected), Alarm system (not connected)
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (4), Garage (1)	Fireplace-Stove	No	Renovations	

tres beau cottage ,,, dans un secteur residentiel familiale ,,, 3 belle chambre a coucher ,une salle familiale invitante ,cuisine moderne ,en plus salle de lavage au rez de chaussé !!,et libre imediatement ,,, la derniere a ce prix ,,,

Source: PROPRIO DIRECT INC., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igoikin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$265,500

641 Rue Jetté, Vaudreuil-Dorion, J7V 7H5 (DUTRISAC/Lafleur)

MLS® No.

8261221 (Sold)

Seller's Declaration

Yes

Property Type	Two or more storey	Possession	15 days PP/PR Accepted
Building Type	Detached	Deed of Sale Signature	15 days PP/PR Accepted
Year Built	2002	Lot Eval.	\$38,400 (2008)
Expected Delivery Date		Building Eval.	\$179,700 (2008)
Building Size	34 X 26 ft irr	Mun. Taxes	\$2,887 (2009)
Living Area	1,300.00 sqft	School Taxes	\$556 (2009)
Lot Size	70 X 118 ft irr	Date of Sale	2009-12-18
Lot Area	7,363.00 sqft	Selling Broker	RE/MAX ROYAL (JORDAN) INC
Cert. of Location	Yes (2008)		
Body of Water			



Rooms	7	Bedrooms	3+0	Bathrooms and Powder Rooms	1+2
Level		Room		Size	Floor Covering
GF		Living room		13.6 X 13 ft	Wood
GF		Dining room		10.8 X 10.6 ft	Ceramic
GF		Kitchen		11.7 X 10.6 ft irr	Ceramic
2		Master bedroom		13.9 X 11.6 ft	Carpet
2		Bedroom		15.7 X 13.4 ft irr	Carpet
2		Bedroom		10.2 X 9.1 ft	Carpet
2		Bathroom		9.1 X 8.5 ft	Ceramic
BA1		Family room		22.7 X 19.9 ft irr	Laminate floor



Inclusions

Dishwasher, central vacc & acc, alarm system, cabana, electric garage door opener. Inclusions are given as is present condition, no guarantee.

Exclusions

Spa, alarm system service to central.



Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.	Air exchange system, Electric garage door opener, Alarm system (connected)
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (4), Garage (1)	Fireplace-Stove	No	Renovations	

LOCATION, LOCATION, LOCATION quiet street in desirable area near city amenities, parks, schools & easy access to hwy. Proudly maintained & beautifully decorated. Bright & open concept, 3 large bedrooms, master BDR + PRIVATE powder room. Basement 100% finished, fenced in CORNER lot, landscaped & PAVED driveway. Rare opportunity.

Propriété très bien entretenue et magnifique présentation. Une visite vous comblera.

Les propriétaires sont relocalisés pour le travail à l'extérieur. Un formulaire Annexe A devra faire partie de toute offre indiquant que la compagnie de relocalisation exclut la responsabilité de la garantie légale de qualité sur la propriété.

Cette propriété est IMPÉCCABLE.

Concept intérieur idéal pour jeune famille grandissante.

Salon ouvert à la salle à manger et cuisine. Passage menant à une salle d'eau, sous-sol et garage.

Sous-sol entièrement aménagé, pourrait facilement être divisé pour en faire une autre chambre à coucher. La salle de lavage est située

Source: EXIT PERFORMA, Chartered real estate broker

Prepared by Anatoli Igoikin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$245,000

491 Rue Pilon, Vaudreuil-Dorion, J7V 7A7 (Bourget)

MLS® No.

8240422 (Sold)

Seller's Declaration

Yes

Property Type	Split-level	Possession	2010-06-28
Building Type	Detached	Deed of Sale Signature	2010-06-21
Year Built	2000	Lot Eval.	\$32,900 (2009)
Expected Delivery Date		Building Eval.	\$155,700 (2009)
Building Size	36.5 X 33.9 ft irr	Mun. Taxes	\$2,257 (2009)
Living Area		School Taxes	\$456 (2009)
Lot Size	59 X 92 ft irr	Date of Sale	2009-11-30
Lot Area	5,423.00 sqft	Selling Broker	LA CAPITALE EST DE MONTREAL MT
Cert. of Location	Yes (2000)		
Body of Water			



Rooms	8	Bedrooms	2+1	Bathrooms and Powder Rooms	1+0
Level		Room		Size	Floor Covering
GF		Living room		17.8 X 13 ft irr	Laminate floor
GF		Dining room		11.6 X 11.6 ft	Linoleum
GF		Kitchen		11.4 X 8.1 ft	Linoleum
2		Master bedroom		15.10 X 14.11 ft irr	Laminate floor
2		Bedroom		12.6 X 11 ft irr	Laminate floor
2		Bathroom		11.1 X 6.11 ft irr	Ceramic
BA1		Family room		18.9 X 13.10 ft irr	Carpet
BA1		Bedroom		12.4 X 12 ft	Carpet
BA1		Laundry room		13.9 X 9.5 ft	
GF		Garage		26 X 14.6 ft	Concrete



Inclusions

Fixtures + tringles à rideaux + certains rideaux + stores + lave-vaisselle + piscine hors-terre et acc. + tablette murale de la SDB + armoire de rangement dans la cour + ouvre-porte et chaufferette de garage. Tous les inclus sont donnés fonctionnels mais sans garantie légale.

Exclusions

Rideaux de la CCP, du salon, de la salle à manger et de la cuisine ainsi que les chandeliers muraux



Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.	Wall-mounted air conditioning, Air exchange system
Water Supply	Municipality	Water (access)			
Pool	Above-ground				
Parking	Driveway (4), Garage (1)	Fireplace-Stove	No	Renovations	

À pied de l'école et de plusieurs services, maison familiale surprenante par sa grandeur et ses commodités. 3 chambres totales dont celle des maîtres immense. Salon et salle à manger en aire ouverte avec cuisine des plus fonctionnelles. La cour est aménagée avec piscine hors-terre et patio en bois traité. Voir addenda (++++++)

AU R.-C.;

- Grand salon baigné de lumière
- Salle à manger en aire ouverte sur le salon et la cuisine. Une porte-patio mène à la terrasse.
- Cuisine des plus fonctionnelle. Armoires mélamine grain de bois de couleur miel.

AU SECOND;

- Deux chambres dont celle des maîtres particulièrement grande.
- Salle de bains avec bain podium et douche séparée.

AU SOUS-SOL;

- Immense salle familiale

Source: RE/MAX SIGNATURE INC., Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm



Anatoli Igolkin, Affiliated real estate agent

CENTURY 21 VISION

Chartered real estate broker

5517, AVENUE MONKLAND

MONTREAL (QC) H4A 1C8

514-378-0333 / 514-481-2126

anatolii@videotron.ca

http://www.century21vision.com



\$244,276 + GST/QST

801 Rue des Tuileries, Vaudreuil-Dorion, J7V 9X7 (chicoine)

MLS® No. 8210130 (Sold)

Seller's Declaration

No

Property Type	Two or more storey	Possession	2009-11-13
Building Type	Detached	Deed of Sale Signature	2009-11-13
Year Built	2009	Lot Eval.	
Expected Delivery Date		Building Eval.	
Building Size	30 X 35 ft irr	Mun. Taxes	Not issued
Living Area		School Taxes	Not issued
Lot Size	70 X 100 ft irr	Date of Sale	2009-11-30
Lot Area	6,850.00 sqft	Selling Broker	IMMEUBLES DU COMTE INC.
Cert. of Location	No		
Body of Water			



Rooms	7	Bedrooms	3+0	Bathrooms and Powder Rooms	1+1
Level		Room		Size	Floor Covering
GF		Living room		13.4 X 14.10 ft	Wood
GF		Dining room		13 X 11 ft	Wood
GF		Kitchen		10 X 9.4 ft	Ceramic
GF		Powder room		12 X 5 ft	Ceramic
2		Master bedroom		12.3 X 15.6 ft	Carpet
2		Bedroom		12 X 10 ft	Carpet
2		Bedroom		11.1 X 10.11 ft	Carpet



Inclusions

Exclusions

Sewage System	Municipality	Heating System	Electric baseboard units	Equip./Serv.	Air exchange system, Central vacuum cleaner system installation
Water Supply	Municipality	Water (access)			
Pool					
Parking	Driveway (4), Garage (1)	Fireplace-Stove	No	Renovations	

Projet Chenonceau située à Dorion dans un quartier paisible proche de la 20 et 540. Banque et notaire du contracteur, certificat de localisation en construction et ristourne au contracteur. Modèle LE COURVILLE Prix avec taxes \$271 000.00 Transport en commun disponible pour la gare.

Source: RE/MAX ROYAL (JORDAN) INC, Chartered real estate broker

Prepared by Anatoli Igolkin, Affiliated real estate agent on 2010-01-06 at 6:16 pm