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L'Immobilier d'Exception

FRANCE

WESTMOUNT,QC,CANADA

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This property was completely redone to the studs in 2011/2012.The house was repartitioned and a steel structure was built & a slate roof added. A Crestron system was installed throughout with exterior cameras & a specialized phone system (Domotik). The house was completely automated to create a "smart" house; it is wheelchair accessible with the elevator going to all levels. 4 bedrooms, 4 bathrooms, 2 powder rooms, 2 complete kitchens, one with a "pizza" oven. The wine cellar can accomodate 1,000 bottles. The upstairs kitchen is by Tendance, as are all the closets. The blinds are automatic, all the windows are new, all ceramic floors heatedThis house is "one of a kind"; it was stripped to the studs and repartitioned and a new steel structure was created with a slate roof. It is a smart house with geothermal heating, an elevator to every level, making it wheelchair accessible; Crestron sound and security systems (Domotik) including outdoor 24 hour monitoring and a specialized phone system. 2 skylights add to a very bright living space with large, new Guillotine windows. All closets have been redone by Tendance.There are 2 interior staircases, one glass designer staircase and another one in wood. The basement has a wine cellar, that houses 1,000 bottles, complemented by a full kitchen and home theatre.There are 5 fireplaces, 1 wood and 4 gas; 1 in the living room, 1 in the basement and 3 in 3 bedrooms. The spacious kitchen, designed by Tendance, features a very large island, a pizza oven, a restaurant size range hood, an Espresso machine, lots of drawers & pullouts.The primary en suite bathroom has a steam shower. All blinds are motorized.All floors are hard wood. Bathroom floors are heated ceramic as is the vestibule.All terraces are new from each bedroom and the primary bedroom terrace has views of the city.All the ceiling heights are 10 feet; the basement ceiling height is 9 feet.There is central vacuum throughoutThe driveway is pave uni and heated, the entry steps are also heated.The house is equipped with a sump pump. French drains have been done inside and outside. New isolation inside and outside of the entire house.Belmont is one of Westmount's special streets.This property is currently rented at $16,000/month ($192,000/year), currently until February 2023.The stove, fireplaces, combustion appliances and chimneys are sold without warranty as to their compliance with applicable regulations and the requirements imposed by insurance companies.

Prix : $4,215,385.00 USD