

Centris No. 23143920 (Active)

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\$289,000

5900 Rue Charpentier
Brossard
J4Z 0L4
Region Montérégie
Neighbourhood Street names (C)
Near Bd Chevrier
Body of Water

Property Type	Apartment	Year Built	2012
Style	One storey	Expected Delivery Date	
Condominium Type	Divided	Specifications	
Year of Conversion		Declaration of co-ownership Issued	Yes (2012)
Building Type	Semi-detached	Special Contribution	
Floor	Terrace level (half basement)	Meeting Minutes	Yes (2024)
Total Number of Floors	2	Financial Statements	Yes (2024)
Total Number of Units	8	Building Rules	
Private Portion Size		Repossess./Judicial auth.	No
Plan Priv. Portion Area	52.3 sqm	Building insurance	
Building Area		Maintenance log	
Lot Size		Co-ownership insurance	
Lot Area		Contingency fund study	
Cadastre of Private Portion	5007042	Cert. of Loc. (divided part)	Yes (2012)
Cadastre of Common Portions	5007041	File Number	
Trade possible		Occupancy	2026-04-01
Zoning	Residential	Deed of Sale Signature	2026-04-01

Municipal Assessment		Taxes (annual)		Expenses/Energy (annual)	
Year	2023	Municipal	\$1,288 (2026)	Condo Fees (\$164/month)	\$1,968
Lot	\$59,200	School	\$139 (2025)	Common Exp.	
Building	\$180,800	Infrastructure		Electricity	
		Water		Oil	
				Gas	
Total	\$240,000 (120.42%)	Total	\$1,427	Total	\$1,968

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
Level	Room	Size	Floor Covering	Additional Information	
GF	Living room	2.67 X 3.38 m	Laminate floor		
GF	Dining room	2.74 X 4.65 m	Laminate floor		
GF	Kitchen	2.69 X 2.62 m	Ceramic		
GF	Bathroom	1.5 X 2.9 m	Ceramic		
GF	Bedroom	3.89 X 2.95 m	Laminate floor		
GF	Utility	0.91 X 0.89 m	Ceramic		
Additional Space	Size	Cadastre/Unit number		Description of Rights	
Driveway				Common portion for restricted use	

Features

Sewage System	Municipality	Rented Equip. (monthly)	
Water Supply	Municipality	Renovations	
Siding		Pool	
Windows	PVC	Cadastre - Parkg (incl. pr	
Window Type		Cadastre - Parkg (excl. pr	
Energy/Heating	Electricity	Leased Parkg	
Heating System	Electric baseboard units	Parkg (total)	Driveway (1)
Basement		Driveway	Asphalt
Bathroom		Garage	
Washer/Dryer (installation)	. (1st level/Ground floor)	Carport	
Fireplace-Stove		Lot	
Kitchen Cabinets	Melamine	Topography	
Restrictions/Permissions	Short-term rentals not allowed	Distinctive Features	No rear neighbours
Pets		Water (access)	
Property/Unit Amenity	Wall-mounted air conditioning, Air exchange system	View	
Building Amenity		Proximity	Bicycle path, Commuter train, Daycare centre, Elementary school, High school, Highway, Park, Public transportation, Réseau Express Métropolitain (REM), Dix30
Building's Distinctive Features		Roofing	
Energy efficiency			
Mobility impaired accessible			

Inclusions

curtains, blinds, light fixtures, air conditioning unit, air exchanger.

Exclusions

fridge, stove, washer, dryer, dishwasher, tenant personal belongings.

Remarks

Bright and cozy one-bedroom condo featuring a private entrance and a spacious terrace, perfect for enjoying outdoor living. Located at garden level, this inviting unit offers a comfortable and well-designed living space in a peaceful setting. Balconies and entrances have been recently redone, providing added peace of mind. The property also includes one exterior parking space and a large private storage area located on the terrace for added convenience. Pet-friendly building in a desirable location close to all services. A must see!

Addendum

Bright unit with great natural light
Private entrance for added privacy
Large terrace ideal for outdoor enjoyment
Generous exterior storage space
1 exterior parking space included
Recently renovated balconies and entrances (assessments addressed)
Pet-friendly building
Quiet and sought-after area

Sale with legal warranty of quality

Seller's Declaration

Yes SD-31915

Source

ROYAL LEPAGE VILLAGE, Real Estate Agency

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.



Frontage



Hall



Living room



Dining room



Living room



Dining room



Dining room



Dining room



Kitchen



Kitchen



Hall



Bathroom



Bedroom



Bedroom



Laundry room



Balcony



Exterior entrance



Parking



Frontage