

PMML

133 LA FAYETTE,
LONGUEUIL

9 141 SQ. Ft.

FOR SALE



9 147 pi²



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VICE PRESIDENT

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PMML.CA



LAND DESCRIPTION

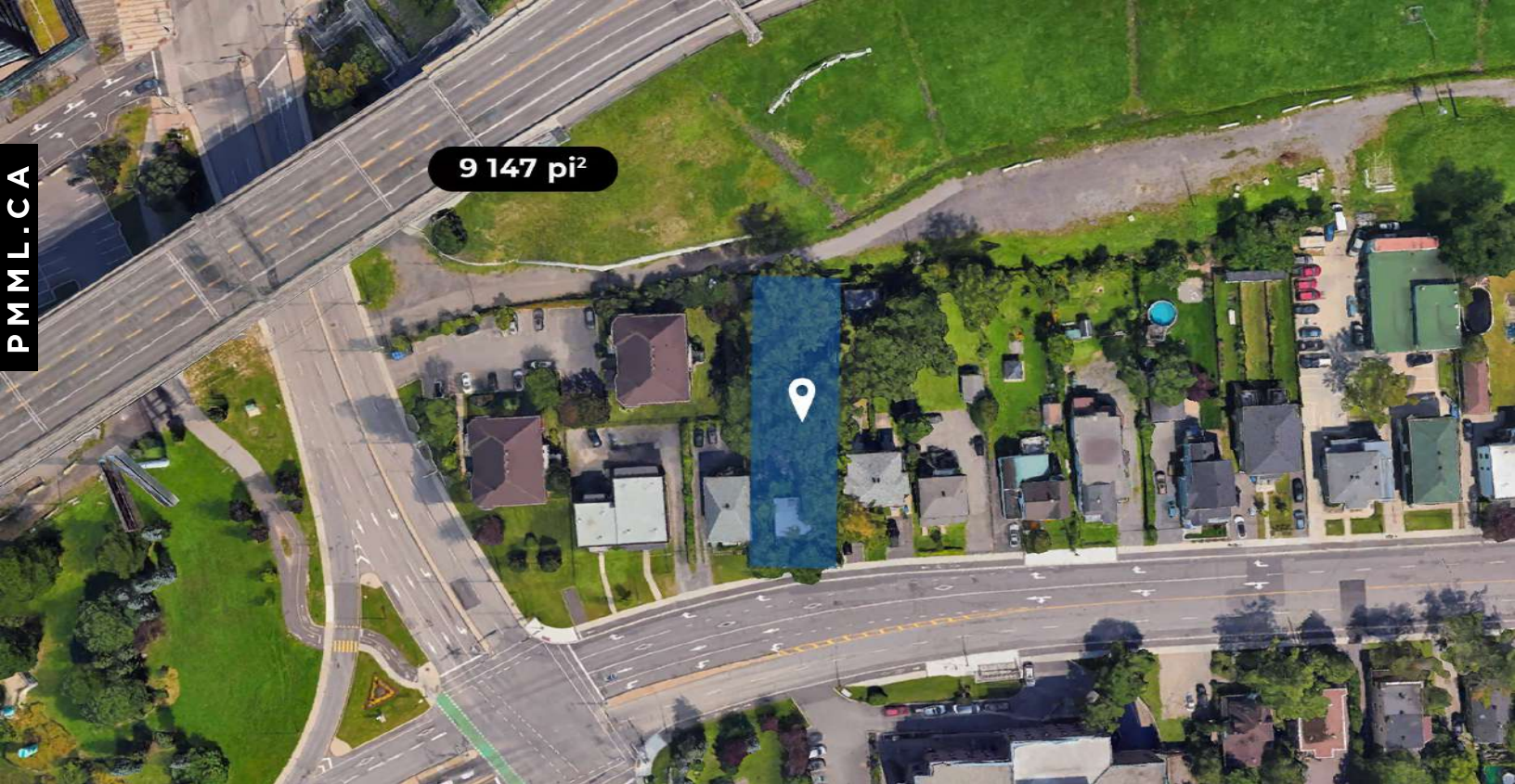
LOCATION! Land with potential for multi-residential development 550 m from the UQAM campus and the University of Sherbrooke in Longueuil. Within walking distance of the Longueuil-Université-de-Sherbrooke metro station, the 9141 sq. ft. lot offers multi-residential zoning (ZONE H22-326). An uninhabited and uninhabitable house is currently on the land (To be demolished by the buyer). Close to all amenities. The buyer will have to carry out zoning and usage checks with the relevant authorities.

AREA

9 141 SQ. Ft.

ASKING PRICE

699 000 \$



9 147 pi²

CADASTRAL NUMBER

2 630 931

NUMBER OF PERMITTED FLOORS

Min./Max. : 2 floors



PRICE SQ. Ft.

76,47 \$ / SQ. Ft.

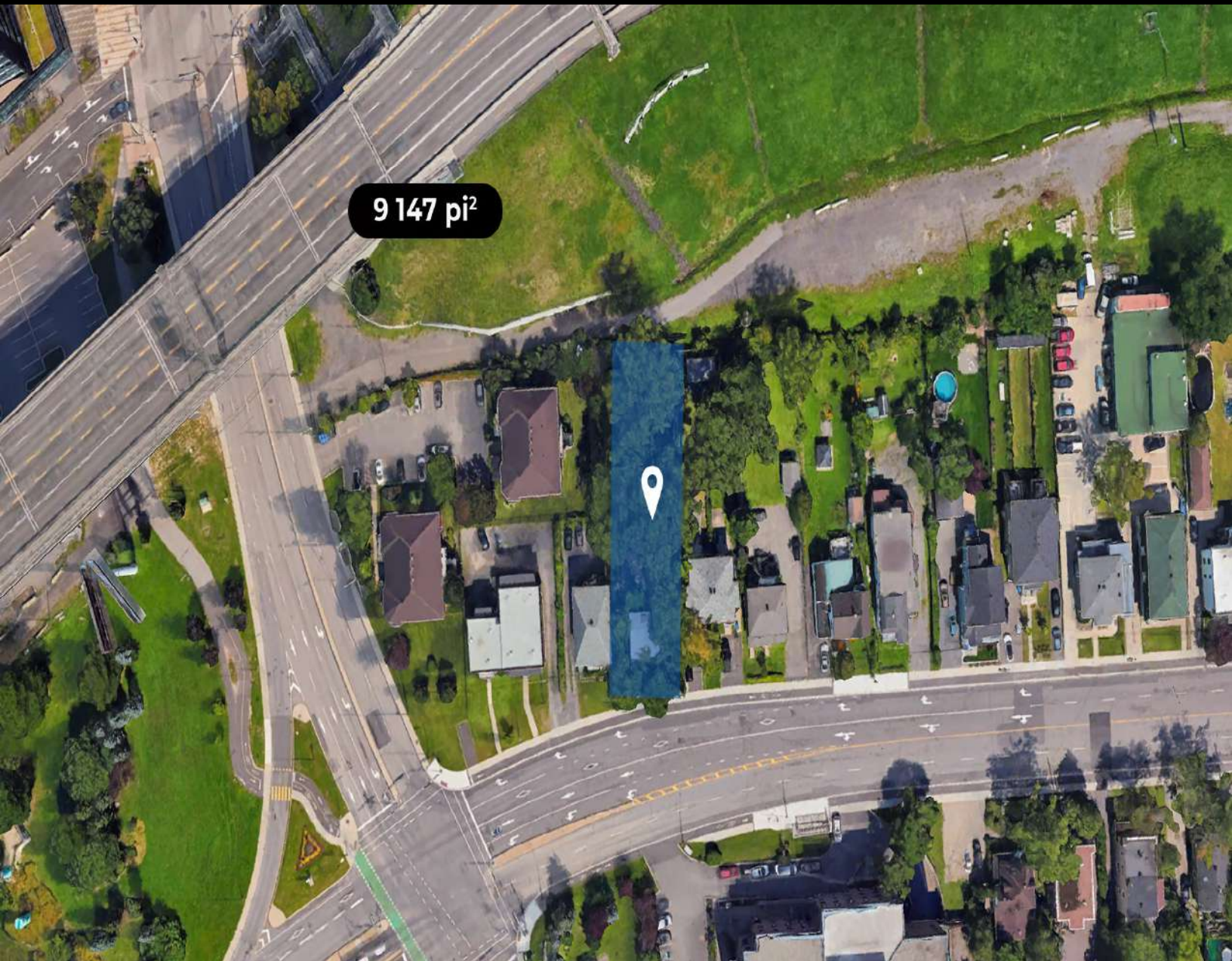


ALLOWABLE DENSITY



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. The remarks, descriptions, features and financial projections contained in the present document are for information only and should not be considered as being official or accurate without due diligence verification. The information herein disclosed comes from sources that we consider to be reliable, but for which we cannot guarantee the accuracy. It is upon the buyer's responsibility to verify all the information and to declare himself satisfied or not of his due diligence verification performed after an accepted promise to purchase.

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MAIN ATTRACTIONS OF THE AREA

- Sherbrooke University Campus in Longueuil
- UQAM Longueuil Campus
- Longueuil-Université-de-Sherbrooke Metro Station
- Champlain College in Saint-Lambert

ZONING

Zone : H22-326

AVAILABLE PUBLIC SERVICES

Refer to the usage grid

SPECIAL USES

Refer to the usage grid

PARTICULAR DISPOSITIONS

Refer to the usage grid

PPCMOI

To be verified

MUNICIPAL ASSESSMENT

LAND
255 400 \$

BUILDING
33 700 \$

TOTAL
289 100 \$

ADDITIONAL INFORMATION

The sale is made without the legal guarantee of quality at the buyer's risk.

