



Alexa Landreville, Residential and Commercial Real Estate Broker
IMMEUBLES DEAKIN REALTY
 Real Estate Agency
 332, Lakeshore
 Pointe-Claire (QC) H9S 4L7
<http://www.deakinrealty.ca>

514-451-3246 / 514-695-2575

alexa@deakinrealty.ca



Centris No. 17891127 (Active)

[See all pictures](#)



\$1,850/month X 12 month(s)

194 Av. Lepage

Dorval

H9S 3E6

Region Montréal

Neighbourhood South West

Near Dawson Ave

Body of Water

Property Type	Apartment	Year Built	
Style	One storey	Expected Delivery Date	
Condominium Type		Specifications	
Year of Conversion		Declaration of co-ownership	
Building Type	Detached		
Floor	2nd floor		
Total Number of Floors	2	Special Contribution	
Total Number of Units	2	Meeting Minutes	
Unit or Building Size		Financial Statements	
Plan Living Area	1,200 sqft	Building Rules	
Building Area		Reposess./Judicial auth.	
Lot Size		Building insurance	
Lot Area		Maintenance log	
Cadastre Priv. Portion/Imm.		Co-ownership insurance	
Cadastre of Common Portions		Contingency fund study	
Trade possible		Cert. of Loc. (divided part)	
Zoning	Residential	File Number	
		Occupancy	2025-11-15
		Deed of Sale Signature	2025-11-15

Municipal Assessment	Taxes (annual)	Expenses/Energy (annual)
Year	Municipal	Condo Fees
Lot	School	Common Exp.
Building	Infrastructure	Electricity
	Water	Oil
		Gas
Total	Total	Total

Room(s) and Additional Space(s)					
No. of Rooms	6	No. of Bedrooms (above ground + basement)	3+0	No. of Bathrooms and Powder Rooms	1+0
Excluded in Lease	Heating, Water taxes, Internet, Electricity, Air conditioning, Cable/TV, Hot water, Snow removal				
Level	Room	Size	Floor Covering	Additional Information	
2	Living room	18.5 X 11.4 ft	Wood		
2	Dining room	11.5 X 7.4 ft	Wood		

2	Kitchen	8.9 X 11.6 ft	Laminate floor
2	Primary bedroom	15 X 11.3 ft	Wood
2	Bedroom	11.3 X 10.5 ft	Wood
2	Bedroom	10.9 X 10.7 ft	Wood
Additional Space	Size	Cadastre/Unit number	Description of Rights
Balcony	15 X 10 ft		

Features			
Sewage System	Municipality	Rented Equip. (monthly)	
Water Supply	Municipality	Renovations	
Siding		Pool	
Windows		Cadastre - Parkg (incl. pr	
Window Type		Cadastre - Parkg (excl. pr	
Energy/Heating	Electricity	Leased Parkg	
Heating System	Electric baseboard units	Parkg (total)	
Basement		Driveway	
Bathroom		Garage	
Washer/Dryer (installation)	kitchen (2nd level)	Carport	
Fireplace-Stove		Lot	
Kitchen Cabinets		Topography	
Restrictions/Permissions	Smoking not allowed	Distinctive Features	
Pets	No pets allowed	Water (access)	
Property/Unit Amenity	Private balcony, Outdoor storage space	View	
Building Amenity		Proximity	Bicycle path, Commuter train, Daycare centre, Elementary school, High school, Highway, Park, Public transportation, Réseau Express Métropolitain (REM)
Building's Distinctive Features		Roofing	
Energy efficiency			
Mobility impaired accessible			

Inclusions
Fridge, stove, microwave, washer & dryer

Exclusions
Hydro, wifi, telephone, hot water, water tax & tenant's insurance.

Remarks
Spacious & updated upper duplex in the desirable Dorval South neighbourhood. This unit offers 3 spacious bedrooms, 1 bathroom, a recently renovated kitchen, beautiful dark oak floors throughout, in-unit laundry, a private west facing balcony and an outdoor storage space. Appliances included. Close to amenities, parks, cafés & restaurants, the lake, public transit and future REM station. Easy access to highways 20 & 13 and Dorval airport! Available as of November 15th 2025 with term of lease ending on June 30th 2027.

Addendum
The parties agree that there shall be no pets, no smoking of any kind, no Air BNB or sublet. The tenant(s) shall be responsible for minor repairs costing less than \$100 and will provide proof of tenant's insurance with \$2 million personal liability coverage prior to occupancy.

Seller's Declaration	No
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Source
IMMEUBLES DEAKIN REALTY, Real Estate Agency