



**\$359,000**

**3015 Rue Principale  
Saint-Zotique  
J0P 1Z0**

**Region** Montérégie  
**Neighbourhood**  
**Near** 70e  
**Body of Water** Lac St-François

<b>Property Type</b>	Two or more storey	<b>Year Built</b>	1977
<b>Building Type</b>	Detached	<b>Expected Delivery Date</b>	
<b>Intergenerational</b>		<b>Seasonal</b>	
<b>Building Size</b>	28 X 26 ft	<b>Repossession</b>	
<b>Living Area</b>		<b>Trade possible</b>	
<b>Building Area</b>		<b>Cert. of Loc.</b>	Yes (2005)
<b>Lot Size</b>	90 X 180 ft	<b>File Number</b>	
<b>Lot Area</b>	16,175 sqft	<b>Occupancy</b>	60 days PP/PR Accepted
<b>Cadastre</b>	1687365	<b>Deed of Sale Signature</b>	60 days PP/PR Accepted
<b>Zoning</b>	Residential		

Municipal Assessment		Taxes (annual)		Expenses/Energy (annual)	
<b>Year</b>	2015	<b>Municipal</b>	\$2,924 (2015)	<b>Common Exp.</b>	
<b>Lot</b>	\$75,100	<b>School</b>	\$796 (2015)	<b>Electricity</b>	
<b>Building</b>	\$220,600	<b>Infrastructure</b>		<b>Oil</b>	
		<b>Water</b>		<b>Gas</b>	
<b>Total</b>	\$295,700	<b>Total</b>	\$3,720	<b>Total</b>	

Room(s) and Additional Space(s)					
No. of Rooms	8	No. of Bedrooms	3+0	No. of Bathrooms and Powder Rooms	1+1
Level	Room	Size	Floor Covering	Additional Information	
GF	Kitchen	11 X 10 ft	Ceramic		
GF	Dining room	10 X 8.6 ft	Wood		
GF	Living room	13.6 X 11 ft	Wood	Fireplace-Stove. Wood fireplace	
GF	Family room	12 X 8 ft	Wood		
2	Master bedroom	17 X 11 ft	Wood		
2	Bedroom	14 X 13 ft	Wood		
2	Bedroom	9.5 X 8 ft	Wood		
BA1	Playroom	20 X 16 ft	Carpet		
BA1	Storage	20 X 16 ft	Concrete		
BA1	Workshop	10 X 5 ft	Concrete		
<b>Additional Space</b>			<b>Size</b>		
Boat house			18 X 21 ft		

Features		
<b>Sewage System</b>	Municipality	<b>Rented Equip. (monthly)</b>
<b>Water Supply</b>	Municipality	<b>Renovations</b>
<b>Foundation</b>	Poured concrete	<b>Pool</b> Above-ground
<b>Roofing</b>	Asphalt shingles	<b>Parking</b> Driveway (4), Garage (1)
<b>Siding</b>	Stone, Vinyl, Wood	<b>Driveway</b>