



799 000 \$

2194-2196 Rue Gervais  
Montréal (LaSalle)  
H8N 1K1

Région Montréal

Quartier

Près de

Plan d'eau

|                                    |                         |                                     |                      |
|------------------------------------|-------------------------|-------------------------------------|----------------------|
| <b>Genre de propriété</b>          | Duplex                  | <b>Année de construction</b>        | 1969                 |
| <b>Utilisation de la propriété</b> | Résidentielle seulement | <b>Évaluation du terrain</b>        | 158 700 \$           |
| <b>Type de bâtiment</b>            | En rangée               | <b>Évaluation du bâtiment</b>       | 435 800 \$           |
| <b>Nombre total d'étages</b>       | 2                       | <b>Évaluation totale</b>            | 594 500 \$ (134,40%) |
| <b>Dimensions du bâtiment</b>      |                         | <b>Date de livraison prévue</b>     |                      |
| <b>Superficie habitable</b>        |                         | <b>Reprise/Contrôle de justice</b>  | Non                  |
| <b>Superficie du bâtiment</b>      | 2 432 pc                | <b>Possibilité d'échange</b>        |                      |
| <b>Dimensions du terrain</b>       | 31 X 82 p               | <b>Certificat de localisation</b>   | Non                  |
| <b>Superficie du terrain</b>       | 2 531 pc                | <b>Numéro de matricule</b>          |                      |
| <b>Cadastre</b>                    | 1450894                 | <b>Date ou délai d'occupation</b>   | 60 jours PA acceptée |
| <b>Zonage</b>                      | Résidentiel             | <b>Signature de l'acte de vente</b> | 60 jours PA acceptée |

### Revenus mensuels (résidentiel) - 2 unité(s)

|                              |      |                            |                       |                          |
|------------------------------|------|----------------------------|-----------------------|--------------------------|
| <b>Numéro log.</b>           | 2196 | <b>Fin de bail</b>         | Propriétaire occupant | <b>Inclus selon bail</b> |
| <b>Nbre pièces</b>           | 5    | <b>Loyer mensuel</b>       |                       |                          |
| <b>Nbre chambres (hor 3)</b> | 3    | <b>Valeur locative</b>     | 1 900 \$              | <b>Exclus selon bail</b> |
| <b>Nbre SDB + SE</b>         | 2+0  | <b>Particularités</b>      |                       |                          |
| <b>Inst. lav/séch.</b>       | Oui  | <b>Nbre stationnements</b> |                       |                          |

|                              |      |                            |          |                          |
|------------------------------|------|----------------------------|----------|--------------------------|
| <b>Numéro log.</b>           | 2194 | <b>Fin de bail</b>         | Vacant   | <b>Inclus selon bail</b> |
| <b>Nbre pièces</b>           | 5    | <b>Loyer mensuel</b>       |          |                          |
| <b>Nbre chambres (hor 3)</b> | 3    | <b>Valeur locative</b>     | 1 400 \$ | <b>Exclus selon bail</b> |
| <b>Nbre SDB + SE</b>         | 1+0  | <b>Particularités</b>      |          |                          |
| <b>Inst. lav/séch.</b>       | Oui  | <b>Nbre stationnements</b> |          |                          |

Revenus bruts potentiels annuels 39 600 \$ (2022-08-31)

### Caractéristiques

|                                 |                 |                               |  |
|---------------------------------|-----------------|-------------------------------|--|
| <b>Système d'égouts</b>         | Municipalité    | <b>Chargement</b>             |  |
| <b>Approvisionnement eau</b>    | Municipalité    | <b>Appareils loc. (mens.)</b> |  |
| <b>Fondation</b>                | Béton coulé     | <b>Rénovations</b>            |  |
| <b>Revêtement de la toiture</b> |                 | <b>Piscine</b>                |  |
| <b>Revêtement</b>               |                 | <b>Stat. (total)</b>          | Allée (2), Garage (2)  |
| <b>Plancher séparateur</b>      |                 | <b>Allée</b>                  | Asphalte, Double largeur ou plus   |
| <b>Fenestration</b>             |                 | <b>Garage</b>                 | Double largeur ou plus   |
| <b>Type de fenestration</b>     |                 | <b>Abri d'auto</b>            |  |
| <b>Énergie/Chauffage</b>        | Électricité     | <b>Terrain</b>                |  |
| <b>Mode chauffage</b>           |                 | <b>Topographie</b>            |  |
| <b>Recouvrement de plancher</b> | Bois, Céramique | <b>Particularités du site</b> |  |
| <b>Sous-sol</b>                 | 6 pieds et plus | <b>Eau (accès)</b>            |  |
| <b>Salle de bains</b>           |                 | <b>Vue</b>                    |  |
| <b>Inst. laveuse-sécheuse</b>   |                 | <b>Proximité</b>              | Autoroute, École primaire, École secondaire, Hôpital, Parc, Piste cyclable |

**Foyer-Poêle**

**Armoires cuisine**

**Equipement/Services**

Rangement extérieur,  
Thermopompe murale

**Étude environnementale**

**Efficacité énergétique**

**Occupation**

**Adapté pers. mobilité réduite**

### **Inclusions**

Couvre-fenêtres, Lave-vaisselle, Luminaires

### **Exclusions**

Cuisinière/Four, Réfrigérateur

### **Remarques - Courtier**

Bienvenue au 2194-2196 Rue Gervais! Comprenant deux unités de 3 chambres, un grand espace de vie et un garage double, cette rare opportunité d'occupation double est à ne pas manquer!

### **Addenda**

Un nouveau certificat de localisation a été commandé

### **Vente sans garantie légale de qualité, aux risques et périls de l'acheteur**

**Déclaration du vendeur**

Oui DV-04033

### **Source**

ROYAL LEPAGE URBAIN, Agence immobilière

La présente ne constitue pas une offre ou une promesse pouvant lier le vendeur à l'acheteur, mais une invitation à soumettre de telles offres ou promesses.

## Sommaire financier

2194-2196 Rue Gervais Montréal (LaSalle) H8N 1K1

|   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
|---|--|--|-------------|-----------|------------|--|------------------------|--|--------|--|--------------|------------------|---|--|-------------|--|------------|--|------------------------|--|--------|--|--------------|--|--------------------------------|------------------|--------------------------------|--|------------------------|----------|----------------------|--------|-----------------|--|-----------------|--|------------|--|-----------------------|--|------------------|--|---------------|--|--------------|--|------------|--|--------------|--|-----------|--|---------------------|--|-------------|--|-----------|--|-----------------------|--|---------------|--|------------------------|--|---------|--|---------|--|-----------|--|----------|--|---------------------------|--|--------------|-----------------|------------------------------------|------------------|--|--------------------|--|-------------|---------------|-----|---|--------------|----------|-------------------|--|-------------|---------------|---------------|--|-------------|---------------|-------------------------------|--------------------|----------------|------------|----------------|-----------|--|------|------------------------|----|
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| <b>Revenus bruts potentiels (2022-08-31)</b>  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Résidentiel   | 39 600 \$                                    |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Commercial  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Stationnements/Garages  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Autres  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Total</b>  | <b>39 600 \$</b>                             |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Inoccupation et mauvaises créances</b>   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Résidentiel   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Commercial  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Stationnements/Garages  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Autres  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Total</b>  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Revenus bruts effectifs</b>  | <b>39 600 \$</b>                             |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Dépenses d'exploitation</b>  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Taxe municipale (2022)  | 4 583 \$                                     |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Taxe scolaire (2022)  | 584 \$                                       |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Taxe de secteur   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Taxe d'affaires   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Taxe d'eau  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Énergie - Électricité   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Énergie - Mazout  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Énergie - Gaz   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Ascenseur(s)  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Assurances  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Câble (télé)  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Concierge   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Contenant sanitaire   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Déneigement   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Entretien   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Équipement (location)   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Frais communs   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Gestion/Administration  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Ordures   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Pelouse   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Publicité   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Sécurité  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Récupération des dépenses   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Total</b>  | <b>5 167 \$</b>                              |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Revenus nets d'exploitation</b>  | <b>34 433 \$</b>                             |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Résidentiel</b>  |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Type</b>   | <b>Nombre</b>                                |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| 5 ½   | 2  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Total</b>  | <b>2</b>                                     |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Commercial</b>   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Type</b>   | <b>Nombre</b>                                |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Autres</b>   |  |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| <b>Type</b>   | <b>Nombre</b>                                |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Multiplicateur de revenu brut   | 20,18 <sup>2</sup>                           |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Prix par porte  | 399 500 \$                                   |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Prix par pièce  | 79 900 \$                                    |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Coefficient de comparaison du nbre de pces  | 5,00   |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |
| Nombre total de pièces  | 10   |  |             |           |            |  |                        |  |        |  |              |                  |   |  |             |  |            |  |                        |  |        |  |              |  |                                |                  |                                |  |                        |          |                      |        |                 |  |                 |  |            |  |                       |  |                  |  |               |  |              |  |            |  |              |  |           |  |                     |  |             |  |           |  |                       |  |               |  |                        |  |         |  |         |  |           |  |          |  |                           |  |              |                 |                                    |                  |  |                    |  |             |               |     |   |              |          |                   |  |             |               |               |  |             |               |                               |                    |                |            |                |           |  |      |                        |    |