



SALE OF IMMOVABLES FOR NON-PAYMENT OF TAXES

PUBLIC NOTICE is given that at its regular sitting held on October 7, 2024, the Municipal Council of the City of Westmount adopted Resolution no. 2024-10-222 ordering the City Clerk, or in her absence the Assistant City Clerk, to sell by public auction the immovables described hereunder in accordance with the *Cities and Towns Act*.

The public auction will take place on Monday, December 9, 2024, at 10:00 a.m. in the Council Chamber of City Hall, located at 4333 Sherbrooke Street West, in Westmount.

Should the taxes, interests and costs be paid in full on an immovable by the time scheduled for the public auction, it would be excluded from the sale.

The sale price of the immovables shall be payable immediately in cash, by certified cheque or by a bank draft made to the order of the City of Westmount.

These immovables will be sold with, and subject to, all active or passive servitudes, apparent or not, which exist or may exist on these immovables, and all declarations of co-ownership that may affect them.

Description of the immovables:

Description :	Common Lot no. 4 915 849 and exclusive lot no. 4 915 850 Quebec Cadastre, Registration division of Montreal	Description:	Lot no. 1 584 732 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	680 Victoria Avenue, Westmount, Quebec	Address of Immovable :	495 Mount-Pleasant Avenue, Westmount, Quebec
Owner :	9357-6080 Quebec Inc.	Owner :	Armando CAPPELLO
Matricule No. :	9538-82-3716-6-001-0001	Matricule No. :	9738-39-3191-8-000-0000
Description :	Common Lot no. 4 915 849 and exclusive lot no. 4 915 851 Quebec Cadastre, Registration division of Montreal	Description:	Lot no. 1 584 806 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	4760 B The Boulevard, Westmount, Quebec	Address of Immovable :	69 Holton Avenue, Westmount, Quebec
Owner :	Encarnacion Obana	Owner :	Roxanne VANDENBERG
Matricule No. :	9538-82-3716-6-003-0001	Matricule No. :	9738-48-5579-3-000-0000
Description:	Lot no. 1 581 128 Quebec Cadastre, Registration division of Montreal	Description :	Common lots nos. 1 580 682 and 1 580 684 and exclusive lot no. 1 580 686 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	531 Claremont Avenue, Westmount, Quebec	Address of Immovable :	472 Wood Avenue, Westmount, Quebec
Owners :	Kyriakos POLYMENAKOS, Aikaterini KOUROUNAKOU	Owner :	2731487 Ontario Limited
Matricule No. :	9637-17-8353-9-000-0000	Matricule No. :	9738-58-6973-6-001-0003
Description:	Lot no. 1 580 942 Quebec Cadastre, Registration division of Montreal	Description:	Lot no. 1 584 509 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	592 ch. Côte-St-Antoine , Westmount, Quebec	Address of Immovable :	383 Olivier Avenue, Westmount, Quebec
Owners :	Nigel GODDARD, Maria Daniela D AGOSTINO	Owner :	Glenn J. FELDMAN
Matricule No. :	9637-27-4706-1-000-0000	Matricule No. :	9738-65-0692-3-000-0000
Description:	Lot no. 1 581 903 Quebec Cadastre, Registration division of Montreal	Description :	Common lots nos. 2 745 459, 2 745 460 and 2 745 461 and exclusive lot no. 2 745 458 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	516-518 Grosvenor Avenue, Westmount, Quebec	Address of Immovable :	414 Wood Avenue, Westmount, Quebec
Owner :	Deana SILVERSTONE	Owners :	Christopher MARSH, Connie CHENG MARSH
Matricule No. :	9637-58-2183-0-000-0000	Matricule No. :	9738-68-9907-0-002-0001
Description:	Lot no. 1 581 451 Quebec Cadastre, Registration division of Montreal	Description :	Common lots nos. 1 580 052, 4 586 524 and 4 586 527 and exclusive lot no. 1 580 209 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	346-346B Victoria Avenue, Westmount, Quebec	Address of Immovable :	1 Wood Avenue, # 905, Westmount, Quebec
Owner :	Glenn J. FELDMAN	Owner :	Marion Sheila Ross RAMSAY
Matricule No. :	9637-85-4569-1-000-0000	Matricule No. :	9738-96-9490-8-001-0322
Description :	Common lots nos 1 580 668 and 1 580 670 and exclusive lot no. 1 580 669 Quebec Cadastre, Registration division of Montreal	Description:	Lot no. 1 584 526 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	346 Grosvenor Avenue, Westmount, Quebec	Address of Immovable :	4219 Maisonneuve West Boulevard, Westmount, Quebec
Owner :	Tamara SCULLION	Owner :	Patrick DURANCEAU
Matricule No. :	9637-96-0237-6-001-0001	Matricule No. :	9738-75-2501-3-000-0000
Description:	Lot no. 1 582 545 Quebec Cadastre, Registration division of Montreal	Description:	Lot no. 4 142 881 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	215 Edgehill Road, Westmount, Quebec	Address of Immovable :	85-87 Hollowell, Westmount, Quebec
Owner :	9361-5425 Quebec Inc.	Owner :	Nathalie GEHRING
Matricule No. :	9638-05-2527-7-000-0000	Matricule No. :	9738-92-4504-0-000-0000
Description:	Lot no. 1 582 581 Quebec Cadastre, Registration division of Montreal	Description :	Common lots nos. 1 579 496 and 1 579 537 and exclusive lots nos. 1 579 557 and 1 579 705 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	596 Belmont Avenue, Westmount, Quebec	Address of Immovable :	4175 Sainte-Catherine West Street, # 402, Westmount, Quebec
Owner :	Abby GRANT	Owner :	Maria Angela DE LUCA and al.
Matricule No. :	9638-51-4086-6-000-0000	Matricule No. :	9738-95-3227-2-001-0072
Description:	Lot no. 1 583 912 Quebec Cadastre, Registration division of Montreal	Description :	Common lots nos. 1 580 052, 4 586 524 and 4 586 527 and exclusive lot no. 1 580 280 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	118 Upper Bellevue Avenue, Westmount, Quebec	Address of Immovable :	1 Wood Avenue, # 114, Westmount, Quebec
Owners :	Fiducie Chloe Sylvestre 2023, Fiducie Maxime Surprenant 2023	Owner :	Mehrdad EFTEKHARI
Matricule No. :	9638-59-0524-3-000-0000	Matricule No. :	9738-96-9490-8-001-0458
Description:	Lot no. 1 582 178 Quebec Cadastre, Registration division of Montreal	Description :	Common lots nos. 1 580 052, 4 586 524 and 4 586 527 and exclusive lot no. 1 580 277 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	494 Lansdowne Avenue, Westmount, Quebec	Address of Immovable :	1 Wood Avenue, # 120, Westmount, Quebec
Owner :	Patrick GHATTAS	Owner :	Mehrdad EFTEKHARI
Matricule No. :	9638-60-6107-9-000-0000	Matricule No. :	9738-96-9490-8-001-0464
Description:	Lot no. 1 584 112 Quebec Cadastre, Registration division of Montreal	Description :	Common lots nos. 1 580 052, 4 586 524 and 4 586 527 and exclusive lot no. 1 580 278 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	3605 The Boulevard, Westmount, Quebec	Address of Immovable :	1 Wood Avenue, # 122, Westmount, Quebec
Owner :	Placements Forêts Vertes Inc.	Owner :	Mehrdad EFTEKHARI
Matricule No. :	9638-88-6851-3-000-0000	Matricule No. :	9738-96-9490-8-001-0465
Description :	Common lots nos. 1 579 466 and 1 579 468 and exclusive lot no. 1 579 470 Quebec Cadastre, Registration division of Montreal	Description :	Common lots nos. 1 580 052, 4 586 524 and 4 586 527 and exclusive lot no. 1 580 279 Quebec Cadastre, Registration division of Montreal
Address of Immovable :	4825A Rue Sainte-Catherine Ouest, Westmount, Quebec	Address of Immovable :	1 Wood Avenue, # 116, Westmount, Quebec
Owner :	Araxi MARKARIAN, Virgil GIROSAN,	Owner :	Mehrdad EFTEKHARI
Matricule No. :	Michael-Julian GIROSAN	Matricule No. :	9738-96-9490-8-001-0466
Matricule No. :	9737-04-8581-1-001-0003	Description:	Lot no. 2 626 097 Quebec Cadastre, Registration division of Montreal
Description:	Lot no. 1 582 084 Quebec Cadastre, Registration division of Montreal	Address of Immovable :	3193 The Boulevard, Westmount, Quebec
Address of Immovable :	4817 Maisonneuve West Boulevard, Westmount, Quebec	Owners :	Chaza NOURI, Antoine SAATI
Owner :	Thérèse NESCIOREK	Matricule No. :	9739-00-3597-6-000-0000
Matricule No. :	9737-06-0723-2-000-0000	Description:	Lot no. 4 143 180 Quebec Cadastre, Registration division of Montreal
Description:	Lot no. 1 582 166 Quebec Cadastre, Registration division of Montreal	Address of Immovable :	73 Clandeboye Avenue, Westmount, Quebec
Address of Immovable :	4691 Maisonneuve West Boulevard, Westmount, Quebec	Owner :	Robert TIBBO
Owner :	Garderie Fun Academy Inc.	Matricule No. :	9838-25-4329-0-000-0000
Matricule No. :	9737-17-2575-1-000-9000	Description:	Lot no. 4 143 196 Quebec Cadastre, Registration division of Montreal
Description :	Common lots nos. 4 144 504 and 4 144 507 and exclusive lots nos. 4 142 545, 4 144 644 and 4 144 645 Quebec Cadastre, Registration division of Montreal	Address of Immovable :	4030 Dorchester West Boulevard, Westmount, Quebec
Address of Immovable :	4700 Sainte-Catherine West Street, # 603, Westmount, Quebec	Owner :	Anna CHROSTOWSKA
Owner :	Thérèse NESCIOREK	Matricule No. :	9838-26-4205-0-000-0000
Matricule No. :	9737-25-5462-2-001-0057	GIVEN in Westmount, on October 31, 2024.	
Description:	Lot no. 4 142 681 Quebec Cadastre, Registration division of Montreal	Me Paule Geoffroy Béliveau	
Address of Immovable :	124-126 Irvine Avenue, Westmount, Quebec	Assistant City Clerk, City of Westmount	
Owner :	Carrie Elizabeth HABER		
Matricule No. :	9737-47-6366-8-000-0000		
Description:	Lot no. 4 142 740 Quebec Cadastre, Registration division of Montreal		
Address of Immovable :	168 Hillside Avenue, Westmount, Quebec		
Owner :	Drew ARNOLD		
Matricule No. :	9737-58-7910-9-000-0000		
Description:	Lot no. 1 584 145 Quebec Cadastre, Registration division of Montreal		
Address of Immovable :	4323 Montrose Avenue, Westmount, Quebec		
Owner :	11942794 Canada Inc.		
Matricule No. :	9738-07-5732-4-000-0000		
Description:	Lot no. 1 583 367 Quebec Cadastre, Registration division of Montreal		
Address of Immovable :	376 Metcalfe Avenue, Westmount, Quebec		
Owners :	3337418 Nova Scotia Limited, Liu LLOYD		
Matricule No. :	9738-21-2092-7-000-0000		