



**Reminder**

**Montreal Housing**

**Guide**

---

Okay

# TABLE OF CONTENTS



**03** Types of apartments

**04** Neighborhoods

**07** Lease transfers & sublets

**08** Subway System

**10** Checklist

**11** Our Services

# TYPES OF APARTMENTS



## Studio

Also referred to as a 1/2 it is a spacious area that includes a bedroom, living room, and kitchen and a closed bathroom

**\$ 1200\$ - 1600\$ / MONTH**

## 3 1/2

Composed of 1 closed bedroom, kitchen, living-room, and bathroom.

**\$ 1400\$ - 1900\$ / MONTH**

## 4 1/2

Composed of 2 closed bedrooms, kitchen, living-room, and bathroom.

**\$ 1800\$ - 3000\$ / MONTH**

## 5 1/2

Composed of 3 closed bedrooms, kitchen, living-room, and bathroom.

**\$ 2000\$ - 3500\$ / MONTH**

## 6 1/2

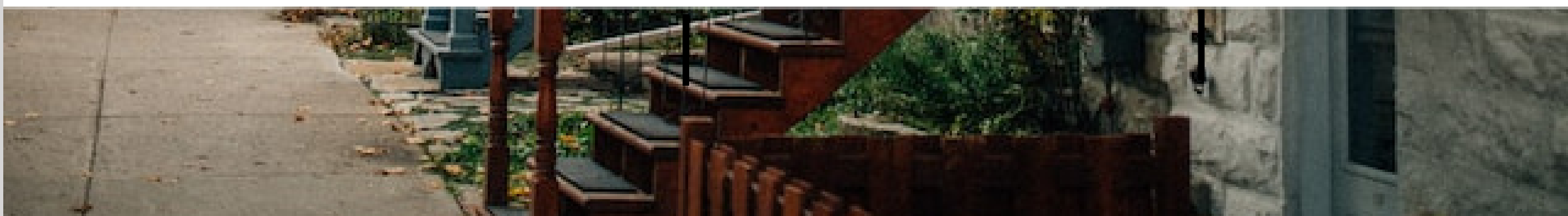
Composed of 4 closed bedrooms, kitchen, living-room, and bathroom.

**\$ 2800\$ - 4200\$ / MONTH**

# NEIGHBORHOODS



## MAP OF MONTREAL



# NEIGHBORHOODS



## CÔTES-DES-NEIGES

Multicultural neighbourhood. Recently developing greater interest in students. Combination of suburban and urban development.

**Notable landmarks:** L'Oratoire

**BUDGET :** \$

**METRO :** CÔTE-DES-NEIGES

**NEARBY UNIVERSITIES :**



**AVAILABILITY :**



## PLATEAU MONT-ROYAL

Very popular with students. Primarily francophone but increasing in student population. Availability increases the farther east you go. **Notable landmarks :** Parc Lafontaine, La Banquise, Parc Jeanne-Mance

**BUDGET :** \$\$

**METRO :** MONT-ROYAL

**NEARBY UNIVERSITIES :**



**AVAILABILITY :**



## OUTREMOUNT

Outremont, Montreal, is a prestigious area noted for its lush, tree-lined avenues and elegant homes. Mostly a residential area with low-rise apartments. **Notable landmarks :** Young Israel

**BUDGET :** \$\$

**METRO :** OUTREMONT

**NEARBY UNIVERSITIES :**



**AVAILABILITY :**



## VILLE-MARIE (DOWNTOWN MONTREAL)

Ville-Marie is Montreal's central borough, combining historic charm with modern skyscrapers and serving as the city's commercial, cultural, and residential hub. **Notable landmarks :** Old Port, The Montreal Museum of Fine Arts

**BUDGET :** \$\$

**METRO :** GUY-CONCORDIA, PEEL, MCGILL, ATWATER

**NEARBY UNIVERSITIES :**



**AVAILABILITY :**



# NEIGHBORHOODS



## MILE-END

Montreal's creative cauldron, Mile End is home to artists and writers, musicians, filmmakers and the Jewish community, as well as galleries, bookstores and entertainment venues packed into an area that barely covers one square mile.

Notable landmarks: Théâtre Rialto

BUDGET : \$

METRO : OUTREMOUNT

NEARBY UNIVERSITIES :



AVAILABILITY :



## GAY VILLAGE

Simply called "The Village" by locals, this compact neighborhood sprawls along Rue Sainte-Catherine between the Plateau and the St. Lawrence River. The area has morphed into a lively dining, drinking and entertainment hub where more than 80 bars and restaurants serve the city's large LGBT community and anyone else looking for an alternative night out. Notable landmarks : Pride Parade

BUDGET : \$\$

METRO : MONT-ROYAL

NEARBY UNIVERSITIES :



AVAILABILITY :



## LITTLE ITALY

Little Italy, a charming slice of European flair in Montreal, is renowned for its vibrant streets, authentic Italian cafes, and the iconic Jean-Talon Market, one of the city's largest public markets, offering a taste of Italy amidst a lively and warm community atmosphere.

Notable Landmark : Jean-Talon Market

BUDGET : \$\$

METRO : OUTREMONT

NEARBY UNIVERSITIES :



AVAILABILITY :



## NOTRE-DAME-DE-GRÂCE

Note-Dame-de-Grâce, affectionately known as NDG, is a diverse and family-friendly neighbourhood in Montreal, celebrated for its leafy streets, eclectic mix of shops, and strong sense of community.

Notable Landmark :

BUDGET : \$\$

METRO : GUY-CONCORDIA,  
PEEL, MCGILL, ATWATER

NEARBY UNIVERSITIES :



AVAILABILITY :



# LEASE TRANSFERS & SUBLETS



What happens if you need to leave your apartment before the end of the lease? There are 2 options that are available to you :

## LEASE TRANSFER

You are legally responsible if the new tenant breaks something or doesn't pay his rent.

The new tenant is allowed to renew the lease

The landlord must be notified of the new tenant.  
He can refuse for a **serious reason**

The new contract will be between the landlord and the new tenant

## SUBLET

You are legally responsible if the new tenant breaks something or doesn't pay his rent.

The new tenant is not allowed to renew the lease

The landlord must be notified of the new tenant.  
He can refuse for a **serious reason**

The new contract will be between you and the new tenant

# SUBWAY SYSTEM



SYSTEMS



- 1 Green line
- 2 Orange line
- 4 Yellow line
- 5 Blue line



A Line A



- 11 Vaudreuil/Hudson line
- 12 Saint-Jérôme line
- 13 Mont-Saint-Hilaire line
- 14 Candiac line
- 15 Mascouche line

LEGEND

FARE ZONES



# SUBWAY SYSTEM



Montréal was ranked #1 public Transit System in Canada.

Students enrolled full time are eligible for the reduced fare OPUS card through the STM.

## Eligibility:

- Have a Québec mailing address and valid phone number recorded.
- Valid student ID card
- Be under 65 years of age as of October 31
- Cost of card before adding fares is \$15.00
- Visit the website for additional information and details, link at end document.

## FARES :

1 pass : 3.75\$

2 passes : 7.00\$

Monthly pass : 97.00\$

Student monthly pass : 58.00\$

# CHECKLIST



Verify these elements before signing a lease:



Condition of the locks and access door the building



Is heating included? If not, [contact us here](#) so that we can provide you with an estimation of how much it would cost you.



Are a washer and dryer included in the building. If not, locate the nearest laudromat.



Verify the water pressure.



Are the windows insulated? Try to avoid wooden frames.



Most Montreal buildings are old and not soundproof. Make sure you are aware of who will be your neighbors (families, professionals, students...)



Verify who will be your landlord. Is the person conducting the apartment visit a legal representative that can speak on behalf of the landlord?



Verify the Wi-fi speed



Distance from your workplace. Take into account that it will take more time during the harsh winter months.



**Verify the lease agreement! Do not sign anything if you're not sure of what you are signing, [contact us here](#) if you need a low cost lease verification.**



Distance from bus and metro stations.



Distance from grocery stores. We guarantee you that you won't be willing to walk more than 8 minutes in the middle of February to go buy food.

# OUR SERVICES



[housinghawk.ca](https://housinghawk.ca)

## PROVIDING YOUR DREAM APARTMENT

Don't know where & when to look for an apartment?

Stressed about your child going abroad?

Our team will leverage our multi-channel network to find you suitable apartment options, we will then communicate with the landlords, visit & inspect the units, certify that they're not fraudulent.



Apartment Search



Rent our units



BOOK A FREE  
CONSULTATION WITH US



[housinghawk.ca](https://housinghawk.ca)



+1 (514)-404 5168



[info@housinghawk.ca](mailto:info@housinghawk.ca)

