



SALE OF IMMOVABLES FOR NON-PAYMENT OF TAXES

PUBLIC NOTICE is given that at its regular sitting held on October 6, 2026; the Council of the City of Westmount directed the City Clerk to sell by public auction the immovables described hereunder in accordance with the *City and Towns Act* (RLRQ, Chapter C-19).

This public auction will take place on Tuesday, December 8, 2026, at 12 p.m., in the Council Chamber of City Hall, located at 4333, Sherbrooke Street Ouest, 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. 4915849 and 4915852, Québec Cadastre, Registration division of Montréal
Address of immovable:	4760 C The Boulevard Avenue, Westmount, Québec
Owner :	ENCARNACION OBANA
Matricule No.:	9538-82-3716-6-002-0001

Description:	Lot No. 1582358, Québec Cadastre, Registration division of Montréal
Address of immovable:	724 Upper Lansdowne Avenue, Westmount, Québec
Owner:	TANIA JULIA KALECHEFF
Matricule No.:	9538-94-3578-5-000-0000

Description: **Lot No. 1580847, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 79 Chesterfield Avenue, Westmount, Québec
Owner: VERONICA OSBORN
Matricule No.: 9637-35-9543-6-000-000

Description: **Lot No. 1580847, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 79 Chesterfield Avenue, Westmount, Québec
Owner: NICHOLAS KAULBACH
Matricule No.: 9637-35-9543-6-000-000

Description: **Common Lot No. 2626539, 2626541, 2626542 and 2626544, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 510 Prince-Albert Avenue, Westmount, Québec
Owner: MOHAMED MEHDI BEN SAID
Matricule No.: 9637-37-6852-0-001-0002

Description: **Common Lot No. 2626539, 2626541, 2626542 and 2626544, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 510 Prince-Albert Avenue, Westmount, Québec
Owner : SELIMA SIHEM LADARU
Matricule No.: 9637-37-6852-0-001-0002

Description: **Lot No. 1581208, Québec Cadastre, Registration Division of Montréal**
Adresse of immovable: 37 to 39 Chesterfield Avenue, Westmount, Québec
Owner: DISTRIBUTION DE CUIR J.F. INC.
Matricule No.: 9637-56-2395-4-000-0000

Description: **Lot No. 1581222, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 319 Prince-Albert Avenue, Westmount, Québec
Owner: SOHRAB SAIDI-GARAKANI
Matricule No.: 9637-84-5799-6-000-0000

Description: **Lot No. 1581451, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 346 to 346 B Victoria Avenue, Westmount, Québec
Owner : GLENN J. FELDMAN
Matricule No.: 9637-85-4569-1-000-0000

Description: **Lot No. 4911407, Québec Cadastre, Registration Division of Montréal**
Adresse of immovable: Lot 4 911 407 Grosvenor Avenue
Owner: TAMARA SCULLION
Matricule No.: 9637-86-9320-2-000-0000

Description: **Lot No. 1582217, Québec Cadastre, Registration Division of Montréal**
Adresse of immovable: 384 Lansdowne Avenue, Westmount, Québec
Owner: GARET MCGRATH
Matricule No.: 9637-98-2530-8-000-0000

Description: **Lot No. 1584114, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 3603 The Boulevard, Westmount, Québec
Owner: CATHERINE LUU
Matricule No.: 9638-88-7762-1-000-000

Description: **Lot No. 1584114, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 3603 The Boulevard, Westmount, Québec
Owner: THANH-NHAN TRINH
Matricule No.: 9638-88-7762-1-000-0000

Description: **Common Lot No. 2626564, 2626573, and 2744542, Québec Cadastre, Registration Division of Montréal**
Address of immovable: #101, 4110 Côte-des-neiges Road, Westmount, Québec
Owner: EDMUND HUGH OWAIN PRICE
Matricule No.: 9639-44-7768-9-001-0001

Description: **Common Lot No. 1579466, 1579468 and 1579470, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 4825 A Sainte-Catherine Street, Westmount, Québec
Owner: ARAXI MARKARIAN
Matricule No.: 9737-04-8581-1-001-0003

Description: **Common Lot No. 1579466, 1579468 and 1579470, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 44825 A Sainte-Catherine Street, Westmount, Québec
Owner: VIRGIL GIROSAN
Matricule No.: 9737-04-8581-1-001-0003

Description: **Common Lot No. 1579466, 1579468 and 1579470, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 44825 A Sainte-Catherine Street, Westmount, Québec
Owner: MICHAEL-JULIAN GIROSAN
Matricule No.: 9737-04-8581-1-001-0003

Description: **Lot No. 1583496, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 377 Metcalfe Avenue, Westmount, Québec
Owner: ALEXIS HALIGUA
Matricule No.: 9738-22-4936-1-000-0000

Description: **Lot No. 1583422, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 4467 to 4469 Maisonneuve West Boulevard, Westmount, Québec
Owner: MARCEL-BENYAMIN EISENBRUK
Matricule No.: 9738-30-5851-4-000-0000

Description: **Lot No. 1583422, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 4467 to 4469 Maisonneuve West Boulevard, Westmount, Québec
Owner: LESLEY AITON SPEVACK
Matricule No.: 9738-30-5851-4-000-0000

Description: **Lot No. 1583422, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 4467 to 4469 Maisonneuve West Avenue, Westmount, Québec
Owner: LAUREN SPEVACK
Matricule No.: 9738-30-5851-4-000-0000

Description: **Lot No. 2626409, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 48 Rosemount Avenue, Westmount, Québec
Owner: MARK WILTZER
Matricule No.: 9738-37-7710-5-000-0000

Description: **Lot No. 2626409, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 48 Rosemount Avenue, Westmount, Québec
Owner: JACQUELINE GELBER
Matricule No.: 9738-37-7710-5-000-0000

Description: **Lot No. 2626153, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 348 Wood Avenue, Westmount, Québec
Owner: JENINE ALLISON MACLEOD
Matricule No.: 9738-87-1125-7-000-000

Description: **Common Lot No. 1580052, 1580112, 1580483, 4586524, and 4586527, Québec Cadastre, Registration Division of Montréal**
Address of immovable: #1902, 1 Wood Avenue, Westmount, Québec
Owner : SADIE LEON
Matricule No.: 9738-96-9490-8-001-0121

Description: **Common Lot No. 1580052, 1580209, 4586524, and 4586527, Québec Cadastre, Registration Division of Montréal**
Address of immovable: #905, 1 Wood Avenue, Westmount, Québec
Owner : MARION SHEILA ROSS RAMSAY
Matricule No.: 9738-96-9490-8-001-0322

Description: **Common Lot No. 1580052, 1580116, 1580275, 4586524, and 4586527, Québec Cadastre, Registration Division of Montréal**
Address of immovable: #119, 1 Wood Avenue, Westmount, Québec
Owner: MAHMOUD SEPEHRI
Matricule No.: 9738-96-9490-8-001-0462

Description: **Common Lot No. 1580052, 1580116, 1580275, 4586524, and 4586527, Québec Cadastre, Registration Division of Montréal**
Address of immovable: #119, 1 Wood Avenue, Westmount, Québec
Owner: MASKANI ESMAT
Matricule No.: 9738-96-9490-8-001-0462

Description: **Common Lot No. 1580052, 1580277, 4586524, and 4586527, Québec Cadastre, Registration Division of Montréal**
Address of immovable: #120, 1 Wood Avenue, Westmount, Québec
Owner: MEHRAD EFTEKHARI
Matricule No.: 9738-96-9490-8-001-0464

Description: **Common Lot No. 1580052, 1580278, 4586524, and 4586527, Québec Cadastre, Registration Division of Montréal**
Address of immovable: #122, 1 Wood Avenue, Westmount, Québec
Owner: MEHRAD EFTEKHARI
Matricule No.: 9738-96-9490-8-001-0465

Description: **Lot No. 2626322, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 18 Ramezay Road, Westmount, Québec
Owner: CAROL D BLOOM-KOFFLER
Matricule No.: 9739-30-7440-2-000-000

Description: **Lot No. 414309, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 39 Stayner Street, Westmount, Québec
Owner: PATRICE PERRON
Matricule No.: 9838-14-2455-9-000-0000

Description: **Lot No. 414309, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 39 Stayner Street, Westmount, Québec
Owner: LOUISE GENEVIEVE KELLY
Matricule No.: 9838-14-2455-9-000-0000

Description: **Lot No. 4143123, Québec Cadastre, Registration Division of Montréal**
Address of immovable: 4024 to 4032 Ste-Catherine Ouest Street, Westmount, Québec
Owner : FIDUCIE FAMILIALE TEHRANI
Matricule No.: 9838-17-3514-5-000-000



David Lapointe
Assistant City Clerk of the City of Westmount