



Measurement Report

Measurement Date	April 23, 2024
Client Name	Sam Ireland - RE/MAX River City
Property Address	3224 152 Ave NW, Edmonton, AB
Property Type	Duplex
Exterior Wall Thickness	6.5"
Measurement Equipment	Laser

Floor Area Totals

	Level	Metric (m ²)	Imperial (ft ²)
Main Floor	1	59.64	641.91
Second Floor	2	74.00	796.56
Total Above Ground RMS Area		133.64	1438.47

Room Dimensions

	Level	Metric (m)	Imperial (ft)
Living Room	1	5.83 x 3.49	19.13 x 11.45
Dining Room	1	2.31 x 2.14	7.56 x 7.03
Kitchen	1	3.43 x 3.15	11.25 x 10.34
Bonus Room	2	4.03 x 3.50	13.22 x 11.50
Primary Bedroom	2	4.22 x 3.06	13.85 x 10.04
Bedroom 2	2	2.68 x 2.62	8.79 x 8.60
Bedroom 3	2	2.68 x 2.63	8.79 x 8.64
Bedroom 4	B	2.96 x 2.72	9.71 x 8.92
Garage		6.24 x 4.05	20.47 x 13.29

Bathroom Count

	Level	Pieces
Bathroom 1	1	2
Bathroom 2	2	4
Bathroom 3	2	4

Measuring Process

Measurements have been completed and verified using the RMS guidelines. Measurements were obtained using lasers for the interior areas.

Room dimensions are largest length and width; parts of room may be smaller. Room area is not always equal to product of length and width.

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Schematics

