

Total Area: 1379 sq. ft

Floor 1: 583 sq. ft, Floor 2: 796 sq. ft

Excluded: Garage 222 sq. ft, Fireplace 9 sq. ft, Opentobelow 228 sq. ft, Walls: 145 sq. ft

#### **Property summary**



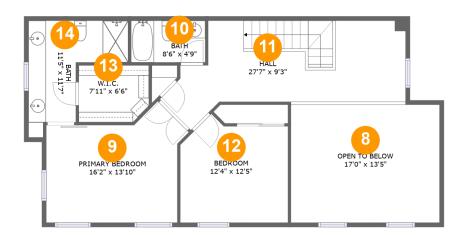




#### **Room dimensions**

Floor 1 Total:583sqft Excluded: 231sqft

#		Max Dimensions	sqft	Included
1	WC	3'0" x 8'1"	24 sq. ft	Yes
2	Kitchen	8'5" x 13'3"	106 sq. ft	Yes
3	Breakfast Nook	8'5" x 6'3"	49 sq. ft	Yes
4	Dining Area	14'6" x 9'7"	118 sq. ft	Yes
5	Living Room	18'3" x 13'5"	241 sq. ft	Yes
6	Garage	20'3" x 10'11"	222 sq. ft	No
7	Laundry	8'10" x 3'3"	28 sq. ft	Yes



#### **Room dimensions**

Floor 2 Total:796sqft Excluded: 228sqft

#		Max Dimensions	sqft	Included
8	Open To Below	17'0" x 13'5"	228 sq. ft	No
9	Primary Bedroom	16'2" x 13'10"	175 sq. ft	Yes
10	Bath	8'6" x 4'9"	40 sq. ft	Yes
11	Hall	27'7" x 9'3"	240 sq. ft	Yes
12	Bedroom	12'4" x 12'5"	135 sq. ft	Yes
13	W.I.C.	7'11" x 6'6"	50 sq. ft	Yes
14	Bath	11'5" x 11'7"	93 sq. ft	Yes

1 Floor 1 - WC



Max Dimensions: 3'0" x 8'1"
Calculated Area: 24 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous: Yes Permitted: Yes Wet space: Yes Addition: No Conversion: No

### 2 Floor 1 - Kitchen



Max Dimensions: 8'5" x

13'3"

Calculated Area: 106 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous:

Yes

Permitted: Yes Wet space: No Addition: No Conversion: No

### Floor 1 - Breakfast Nook



Max Dimensions: 8'5" x 6'3" Calculated Area: 49 sq. ft Included: Yes Heated: Yes Finished: Yes Enclosed: Yes Contiguous: Yes Permitted: Yes Wet space: No Addition: No Conversion: No

# Floor 1 - Dining Area



Max Dimensions: 14'6" x

9'7"

Calculated Area: 118 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous:

Yes **Permi** 

Permitted: Yes Wet space: No Addition: No Conversion: No

# 5 Floor 1 - Living Room



Max Dimensions: 18'3" x

13'5"

Calculated Area: 241 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous:

Yes

Permitted: Yes Wet space: No Addition: No Conversion: No

# 6 Floor 1 - Garage



Max Dimensions: 20'3" x

10'11"

Calculated Area: 222 sq. ft

Included: No

Heated: No Finished: No Enclosed: Yes Contiguous:

Yes

Permitted: Yes Wet space: No Addition: No Conversion: No

# Floor 1 - Laundry



Max Dimensions: 8'10" x

3'3"

Calculated Area: 28 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous:

Yes

Permitted: Yes Wet space: No Addition: No Conversion: No

# <sup>8</sup> Floor 2 - Open To Below



Max Dimensions: 17'0" x

13'5"

Calculated Area: 228 sq. ft

Included: No

Heated: No Finished: No Enclosed: No Contiguous:

Yes

Permitted: No Wet space: No Addition: No Conversion: No

# 9 Floor 2 - Primary Bedroom



Max Dimensions: 16'2" x

13'10"

Calculated Area: 175 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous:

Yes

Permitted: Yes Wet space: No Addition: No Conversion: No

### Floor 2 - Bath



Max Dimensions: 8'6" x 4'9" Calculated Area: 40 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous: Yes Permitted: Yes Wet space: Yes Addition: No Conversion: No

### Floor 2 - Hall



Max Dimensions: 27'7" x

9'3"

Calculated Area: 240 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous:

Yes

Permitted: Yes Wet space: No Addition: No Conversion: No

### Ploor 2 - Bedroom



Max Dimensions: 12'4" x

12'5"

Calculated Area: 135 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous:

Yes

Permitted: Yes Wet space: No Addition: No Conversion: No

### **10** Floor 2 - W.I.C.



Max Dimensions: 7'11" x

6'6"

Calculated Area: 50 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous:

Yes

Permitted: Yes Wet space: No Addition: No Conversion: No

### Floor 2 - Bath



Max Dimensions: 11'5" x

11'7"

Calculated Area: 93 sq. ft

Included: Yes

Heated: Yes Finished: Yes Enclosed: Yes Contiguous:

Yes

Permitted: Yes Wet space: Yes Addition: No Conversion: No