

Property / Order Information

Order Address - 302, 738 1 Avenue SW

City / Town - Calgary, Alberta

Date Completed - August 17, 2026

Customer Name - Christine Hill

Company Name - RE/MAX First

Exterior Wall Thickness - N/A

Measurement Procedure - RECA RMS // Condo

info@urbanmeasure.com

Calgary | Edmonton, AB

403.827.4420 | 587.598.4420

Toll Free : 1.844.504.4420

Total Measurements (RMS)

MAIN LEVEL (AG) - 959.27 Sq.Ft. / 89.12 m2

TOTAL ABOVE GRADE RMS SIZE - 959.27 Sq.Ft. / 89.12 m2

"Total Above Grade RMS Size"
to be used within your MLS® system

AG - Above Grade Level

BG - Below Grade Level

Room Dimensions // Main Level

Dominant Ceiling Height - 8'11"

Living Room - 14' x 13'

Kitchen - 10'4" x 8'2"

Dining Room - 8' x 7'

Primary Bedroom - 10'11" x 9'5"

Primary Closet - 6'4" x 5'1"

5 pc. Ensuite Bathroom - 8'2" x 8'1"

Bedroom Two - 9'3" x 8'11"

Foyer - 13'5" x 3'11"

Laundry Room - 5'1" x 3'7"

4 pc. Bathroom - 8'1" x 4'11"

Bedrooms Balcony - 1'5" x 18'1"

Terrace - 18'5" x 7'0"

Bathroom Count // Pieces

1 - Four Piece

1 - Five Piece (Ensuite)



E&O Insured

Over 70,000 properties measured

RMS MEASURING | FLOOR PLANS | PHOTOS | MATTERPORT 3D | RENDERINGS | RENO PLANS | VIRTUAL STAGING

Disclaimer: All total Sq.Ft. measurements completed and insured by UrbanMeasure Inc. using the RMS Guide as prepared by your local board. Measurement Insurance provided is to be considered void without payment and/or altered in anyway. Total Sq.Ft. measurements are based on the area within the allowed perimeter of the home or condo, not by multiplying room sizes. They DO NOT include decks, patios, garages, vaulted "open to below" areas, and fireplace cantilevers. For more information on the residential measurement standard (RMS) please visit: <https://www.reca.ca>