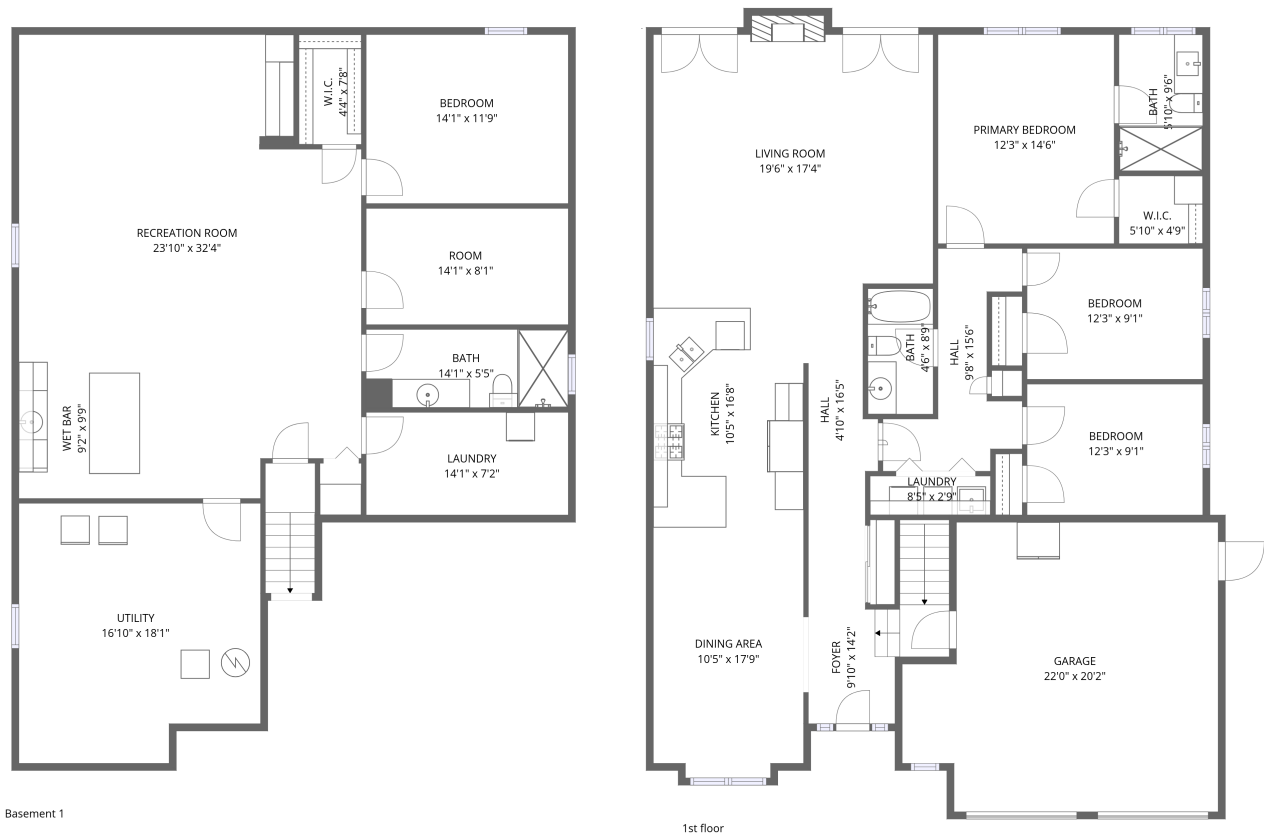


Home data report

12 Sophia Drive, Glanbrook, Hannon, Ontario, Canada, L0R 1P0





Total Area: 1687 sq. ft


Below Ground: 1353 sq. ft, 1st Floor: 1687 sq. ft


Excluded: Utility 311 sq. ft, Garage 420 sq. ft, Fireplace 8 sq. ft

Property summary

 **2** Floors

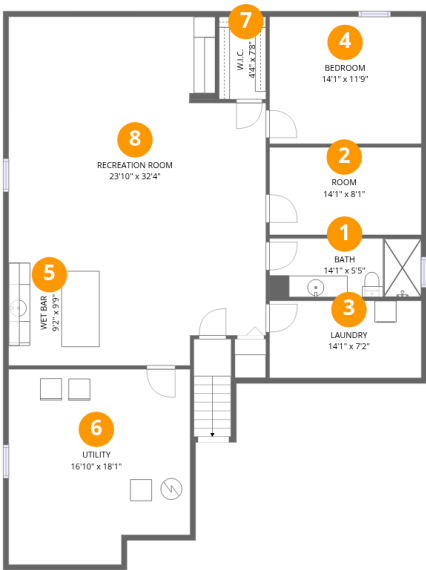
 **4** Bedrooms

 **3** Bathrooms

 **1** Garages

Home data report

12 Sophia Drive, Glanbrook, Hannon, Ontario, Canada, L0R 1P0



Room dimensions

Floor 1 Below grade

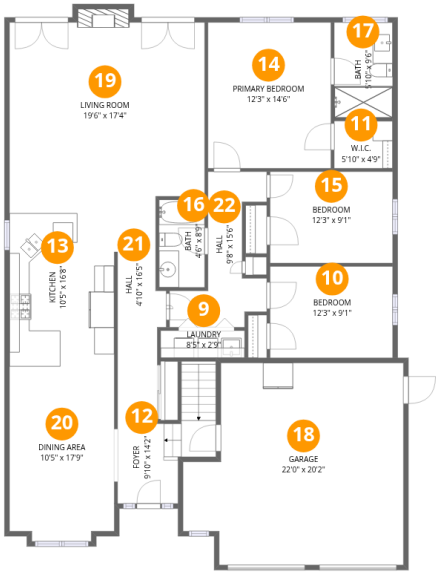
Total:1353sqft

Excluded: 311sqft

#		Dimensions	sqft	Counted as living area
1	Bath	14'1" x 5'5"	77 sq. ft	Yes
2	Room	14'1" x 8'1"	114 sq. ft	Yes
3	Laundry	14'1" x 7'2"	101 sq. ft	Yes
4	Bedroom	14'1" x 11'9"	166 sq. ft	Yes
5	Wet Bar	9'2" x 9'9"	90 sq. ft	Yes
6	Utility	16'10" x 18'1"	287 sq. ft	No
7	W.I.C.	4'4" x 7'8"	33 sq. ft	Yes
8	Recreation Room	23'10" x 32'4"	655 sq. ft	Yes

Home data report

12 Sophia Drive, Glanbrook, Hannon, Ontario, Canada, L0R 1P0



Room dimensions

Floor 2

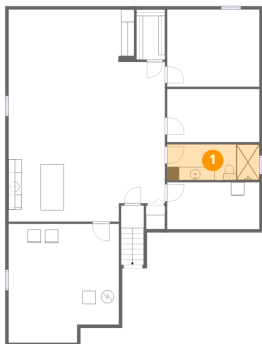
Total:1687sqft Excluded: 428sqft

#		Dimensions	sqft	Counted as living area
9	Laundry	8'5" x 2'9"	23 sq. ft	Yes
10	Bedroom	12'3" x 9'1"	111 sq. ft	Yes
11	W.I.C.	5'10" x 4'9"	28 sq. ft	Yes
12	Foyer	9'10" x 14'2"	107 sq. ft	Yes
13	Kitchen	10'5" x 16'8"	174 sq. ft	Yes
14	Primary Bedroom	12'3" x 14'6"	179 sq. ft	Yes
15	Bedroom	12'3" x 9'1"	111 sq. ft	Yes
16	Bath	4'6" x 8'9"	40 sq. ft	Yes
17	Bath	5'10" x 9'6"	55 sq. ft	Yes
18	Garage	22'0" x 20'2"	394 sq. ft	No
19	Living Room	19'6" x 17'4"	345 sq. ft	Yes

12 Sophia Drive, Glanbrook, Hannon, Ontario, Canada, L0R 1P0

#		Dimensions	sqft	Counted as living area
20	Dining Area	10'5" x 17'9"	181 sq. ft	Yes
21	Hall	4'10" x 16'5"	69 sq. ft	Yes
22	Hall	9'8" x 15'6"	83 sq. ft	Yes

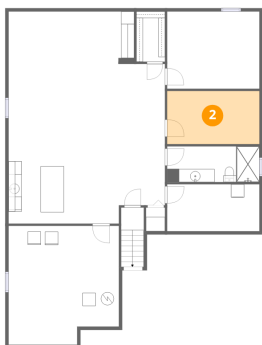
1 Floor 1 - Bath



Dimensions: 14'1" x 5'5"
Area: 77 sq. ft
Counted as living area: Yes

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

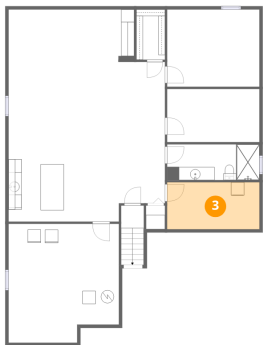
2 Floor 1 - Room



Dimensions: 14'1" x 8'1"
Area: 114 sq. ft
Counted as living area: Yes

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

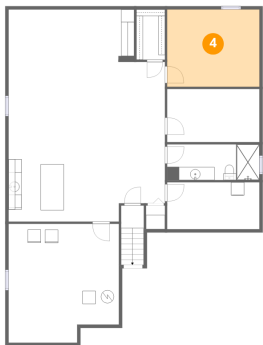
3 Floor 1 - Laundry



Dimensions: 14'1" x 7'2"
Area: 101 sq. ft
Counted as living area: Yes

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

4 Floor 1 - Bedroom



Dimensions: 14'1" x 11'9"
Area: 166 sq. ft
Counted as living area: Yes

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

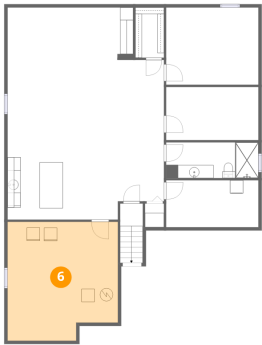
5 Floor 1 - Wet Bar



Dimensions: 9'2" x 9'9"
Area: 90 sq. ft
Counted as living area: Yes

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

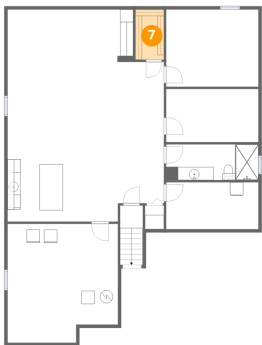
6 Floor 1 - Utility



Dimensions: 16'10" x 18'1"
Area: 287 sq. ft
Counted as living area: No

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

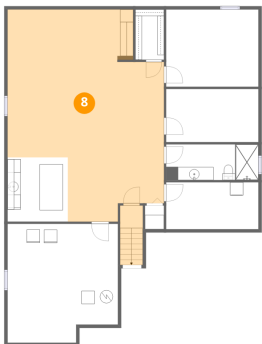
7 Floor 1 - W.I.C.



Dimensions: 4'4" x 7'8"
Area: 33 sq. ft
Counted as living area: Yes

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

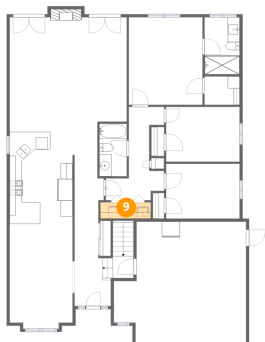
8 Floor 1 - Recreation Room



Dimensions: 23'10" x 32'4"
Area: 655 sq. ft
Counted as living area: Yes

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

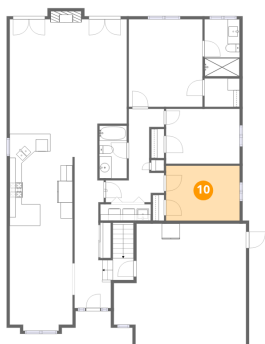
9 Floor 2 - Laundry



Dimensions: 8'5" x 2'9"
Area: 23 sq. ft
Counted as living area: Yes

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

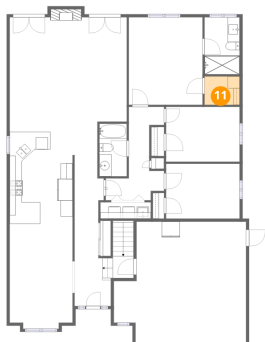
10 Floor 2 - Bedroom



Dimensions: 12'3" x 9'1"
Area: 111 sq. ft
Counted as living area: Yes

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

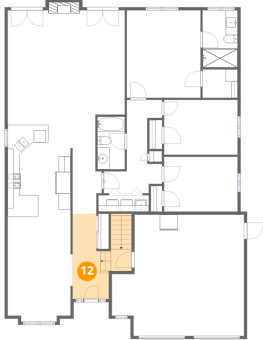
11 Floor 2 - W.I.C.



Dimensions: 5'10" x 4'9"
Area: 28 sq. ft
Counted as living area: Yes

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

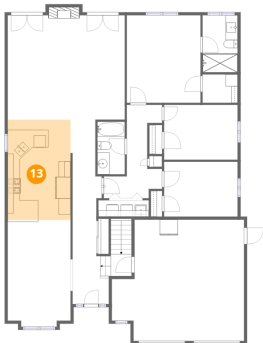
12 Floor 2 - Foyer



Dimensions: 9'10" x 14'2"
Area: 107 sq. ft
Counted as living area: Yes

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

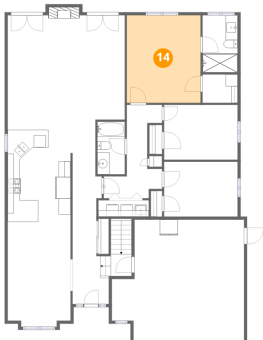
13 Floor 2 - Kitchen



Dimensions: 10'5" x 16'8"
Area: 174 sq. ft
Counted as living area: Yes

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

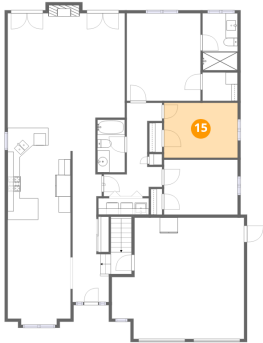
14 Floor 2 - Primary Bedroom



Dimensions: 12'3" x 14'6"
Area: 179 sq. ft
Counted as living area: Yes

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

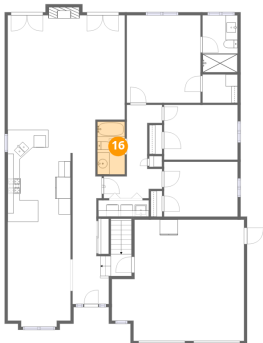
15 Floor 2 - Bedroom



Dimensions: 12'3" x 9'1"
Area: 111 sq. ft
Counted as living area: Yes

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

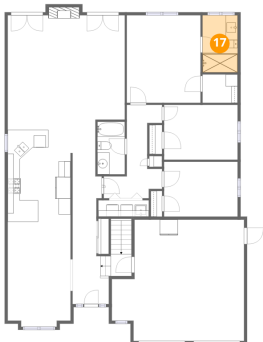
16 Floor 2 - Bath



Dimensions: 4'6" x 8'9"
Area: 40 sq. ft
Counted as living area: Yes

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

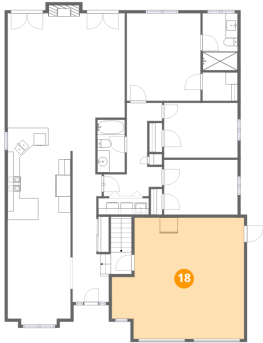
17 Floor 2 - Bath



Dimensions: 5'10" x 9'6"
Area: 55 sq. ft
Counted as living area: Yes

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

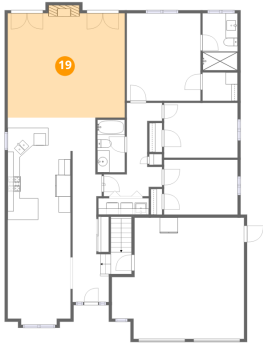
18 Floor 2 - Garage



Dimensions: 22'0" x 20'2"
Area: 394 sq. ft
Counted as living area: No

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

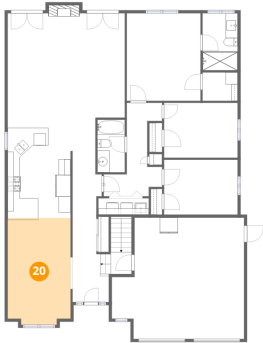
19 Floor 2 - Living Room



Dimensions: 19'6" x 17'4"
Area: 345 sq. ft
Counted as living area: Yes

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

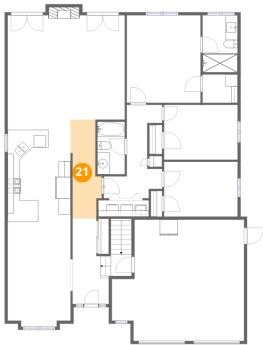
20 Floor 2 - Dining Area



Dimensions: 10'5" x 17'9"
Area: 181 sq. ft
Counted as living area: Yes

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

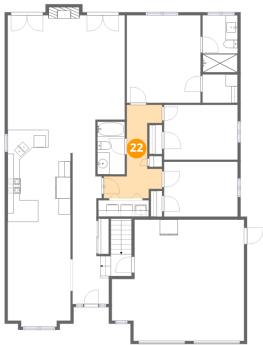
21 Floor 2 - Hall



Dimensions: 4'10" x 16'5"
Area: 69 sq. ft
Counted as living area: Yes

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

22 Floor 2 - Hall



Dimensions: 9'8" x 15'6"
Area: 83 sq. ft
Counted as living area: Yes

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