

Home report

50 Kingbird Court, Bridlewood, Kanata, Ontario, Canada, K2M 2X7




Total Area: 2501 sq. ft

Below Ground: 909 sq. ft, Floor 2: 1592 sq. ft

Excluded: Undefined 40 sq. ft, Utility 405 sq. ft, Storage 198 sq. ft, Fireplace 11 sq. ft, Walls: 159 sq. ft

Property summary

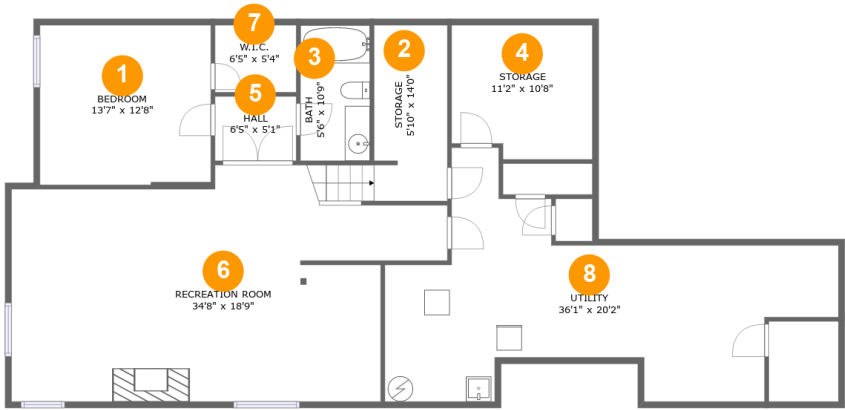
 2 Floors

 3 Bedrooms

 3 Bathrooms

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Room dimensions

Floor 1 Below ground

Total:909sqft

Excluded: 643sqft

#		Max Dimensions	sqft	Included
1	Bedroom	13'7" x 12'8"	172 sq. ft	Yes
2	Storage	5'10" x 14'0"	81 sq. ft	No
3	Bath	5'6" x 10'9"	59 sq. ft	Yes
4	Storage	11'2" x 10'8"	114 sq. ft	No
5	Hall	6'5" x 5'1"	33 sq. ft	Yes
6	Recreation Room	34'8" x 18'9"	539 sq. ft	Yes
7	W.I.C.	6'5" x 5'4"	34 sq. ft	Yes
8	Utility	36'1" x 20'2"	402 sq. ft	No

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Room dimensions

Floor 2

Total:1592sqft

Excluded: 11sqft

#		Max Dimensions	sqft	Included
9	Breakfast Nook	7'0" x 10'9"	74 sq. ft	Yes
10	Dining Area	12'7" x 15'11"	182 sq. ft	Yes
11	Primary Bath	7'2" x 12'10"	92 sq. ft	Yes
12	Hall	10'0" x 6'11"	50 sq. ft	Yes
13	W.I.C.	13'3" x 5'8"	64 sq. ft	Yes
14	Kitchen	10'9" x 10'9"	116 sq. ft	Yes
15	Living Room	15'0" x 12'8"	183 sq. ft	Yes
16	Primary Bedroom	16'0" x 16'7"	211 sq. ft	Yes
17	Bedroom	11'10" x 12'5"	137 sq. ft	Yes
18	Laundry	11'9" x 4'8"	46 sq. ft	Yes
19	Hall	7'8" x 3'6"	27 sq. ft	Yes

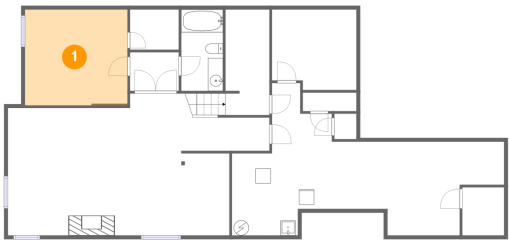
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#		Max Dimensions	sqft	Included
20	Foyer	6'5" x 5'1"	33 sq. ft	Yes
21	Bath	5'2" x 8'7"	45 sq. ft	Yes
22	Living Room	14'6" x 18'9"	248 sq. ft	Yes

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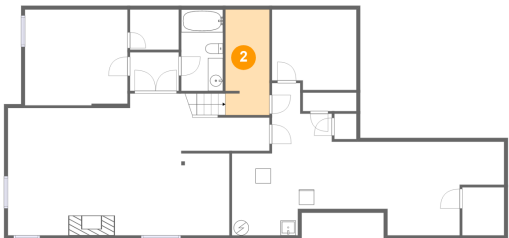
1 Floor 1 - Bedroom



Max Dimensions: 13'7" x 12'8"
Calculated Area: 172 sq. ft
Included: Yes

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

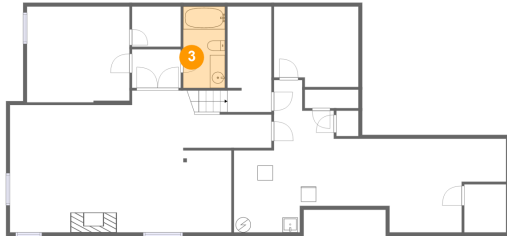
2 Floor 1 - Storage



Max Dimensions: 5'10" x 14'0"
Calculated Area: 81 sq. ft
Included: No

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

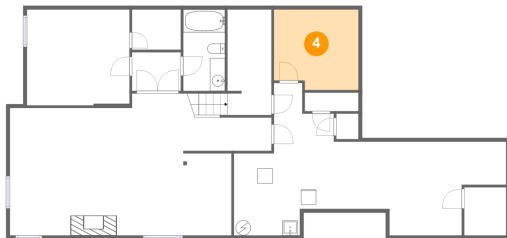
3 Floor 1 - Bath



Max Dimensions: 5'6" x 10'9"
Calculated Area: 59 sq. ft
Included: Yes

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

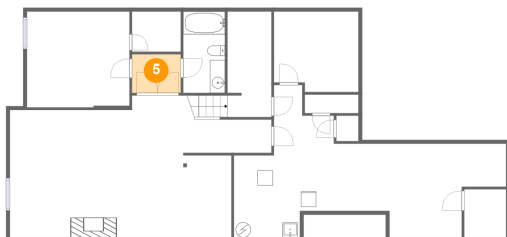
4 Floor 1 - Storage



Max Dimensions: 11'2" x 10'8"
Calculated Area: 114 sq. ft
Included: No

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

5 Floor 1 - Hall

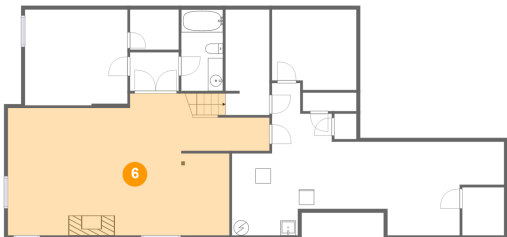


Max Dimensions: 6'5" x 5'1"
Calculated Area: 33 sq. ft
Included: Yes

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

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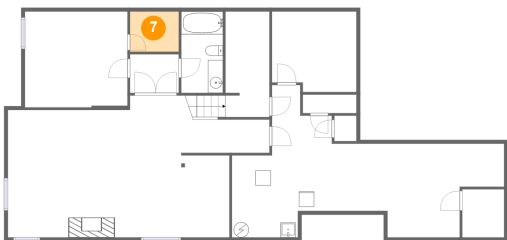
6 Floor 1 - Recreation Room



Max Dimensions: 34'8" x 18'9"
Calculated Area: 539 sq. ft
Included: Yes

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

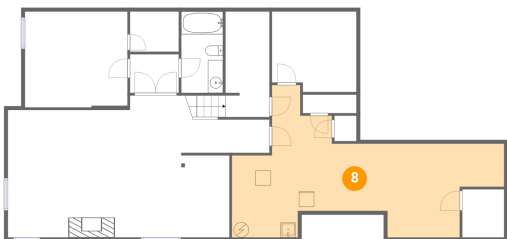
7 Floor 1 - W.I.C.



Max Dimensions: 6'5" x 5'4"
Calculated Area: 34 sq. ft
Included: Yes

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

8 Floor 1 - Utility



Max Dimensions: 36'1" x 20'2"
Calculated Area: 402 sq. ft
Included: No

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

9 Floor 2 - Breakfast Nook



Max Dimensions: 7'0" x 10'9"
Calculated Area: 74 sq. ft
Included: Yes

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

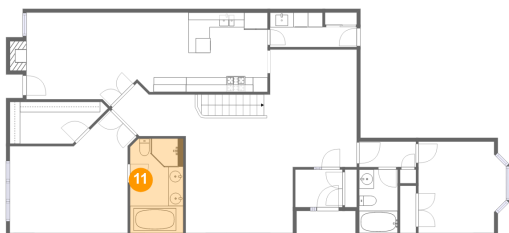
10 Floor 2 - Dining Area



Max Dimensions: 12'7" x 15'11"
Calculated Area: 182 sq. ft
Included: Yes

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

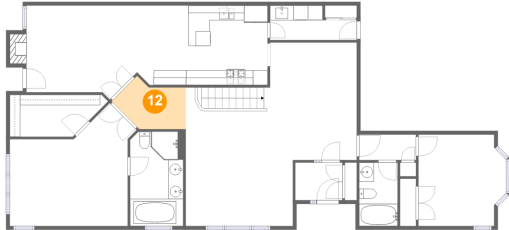
11 Floor 2 - Primary Bath



Max Dimensions: 7'2" x 12'10"
Calculated Area: 92 sq. ft
Included: Yes

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

12 Floor 2 - Hall



Max Dimensions: 10'0" x 6'11"
Calculated Area: 50 sq. ft
Included: Yes

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

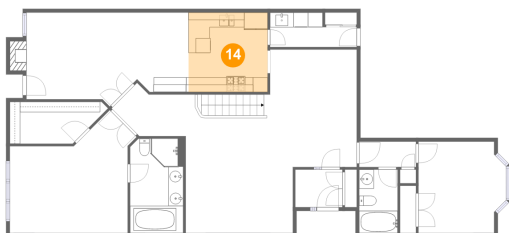
13 Floor 2 - W.I.C.



Max Dimensions: 13'3" x 5'8"
Calculated Area: 64 sq. ft
Included: Yes

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

14 Floor 2 - Kitchen



Max Dimensions: 10'9" x 10'9"
Calculated Area: 116 sq. ft
Included: Yes

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

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15 Floor 2 - Living Room



Max Dimensions: 15'0" x 12'8"
Calculated Area: 183 sq. ft
Included: Yes

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

16 Floor 2 - Primary Bedroom



Max Dimensions: 16'0" x 16'7"
Calculated Area: 211 sq. ft
Included: Yes

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

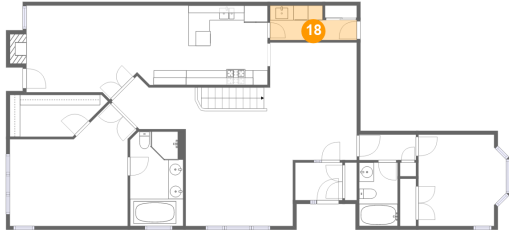
17 Floor 2 - Bedroom



Max Dimensions: 11'10" x 12'5"
Calculated Area: 137 sq. ft
Included: Yes

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

18 Floor 2 - Laundry



Max Dimensions: 11'9" x 4'8"
Calculated Area: 46 sq. ft
Included: Yes

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

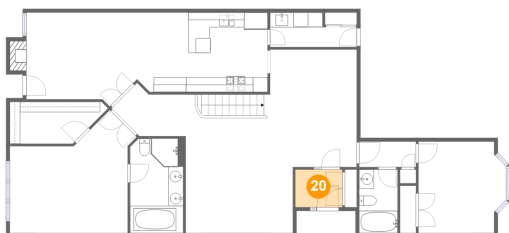
19 Floor 2 - Hall



Max Dimensions: 7'8" x 3'6"
Calculated Area: 27 sq. ft
Included: Yes

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

20 Floor 2 - Foyer



Max Dimensions: 6'5" x 5'1"
Calculated Area: 33 sq. ft
Included: Yes

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

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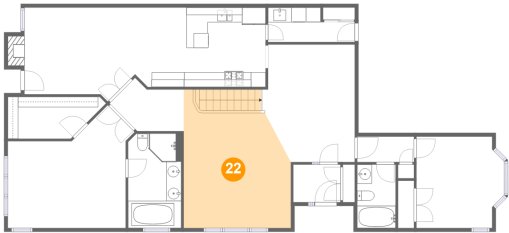
21 Floor 2 - Bath



Max Dimensions: 5'2" x 8'7"
Calculated Area: 45 sq. ft
Included: Yes

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

22 Floor 2 - Living Room



Max Dimensions: 14'6" x 18'9"
Calculated Area: 248 sq. ft
Included: Yes

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