



Measurement Report

Measurement Date	January 12, 2025
Client Name	Stephan Lau - RE/MAX Real Estate
Property Address	15107 42 Ave NW, Edmonton, AB
Property Type	Single Family
Exterior Wall Thickness	6.5"
Measurement Equipment	Laser

Floor Area Totals

	Level	Metric (m ²)	Imperial (ft ²)
Main Floor	1	160.15	1723.84
Second Floor	2	129.72	1396.32
Basement	B	143.60	1545.71
Total Above Ground RMS Area		289.87	3120.16

Room Dimensions

	Level	Metric (m)	Imperial (ft)
Living Room	1	5.14 x 4.27	16'10" x 14'0"
Dining Room	1	2.89 x 3.76	9'6" x 12'4"
Kitchen	1	4.26 x 3.76	13'12" x 12'4"
Den	1	3.88 x 3.83	12'9" x 12'7"
Family Room	1	4.33 x 3.90	14'2" x 12'10"
Bonus Room	2	4.00 x 3.39	13'1" x 11'1"
Laundry Room	2	2.22 x 1.95	7'3" x 6'5"
Primary Bedroom	2	4.94 x 4.32	16'2" x 14'2"
Bedroom 2	1	2.95 x 4.28	9'8" x 14'1"
Bedroom 3	2	4.46 x 3.37	14'8" x 11'1"
Bedroom 4	2	3.62 x 3.39	11'11" x 11'1"
Bedroom 5	B	3.14 x 5.26	10'4" x 17'3"
Fitness Room	B	3.68 x 3.58	12'1" x 11'9"
Recreation Room	B	8.46 x 5.87	27'9" x 19'3"
Garage Door 1		2.45 x 4.87	8'0" x 15'12"
Garage Door 2		2.45 x 2.43	8'0" x 7'12"
Garage		7.73 x 8.51	25'4" x 27'11"

Bathroom Count

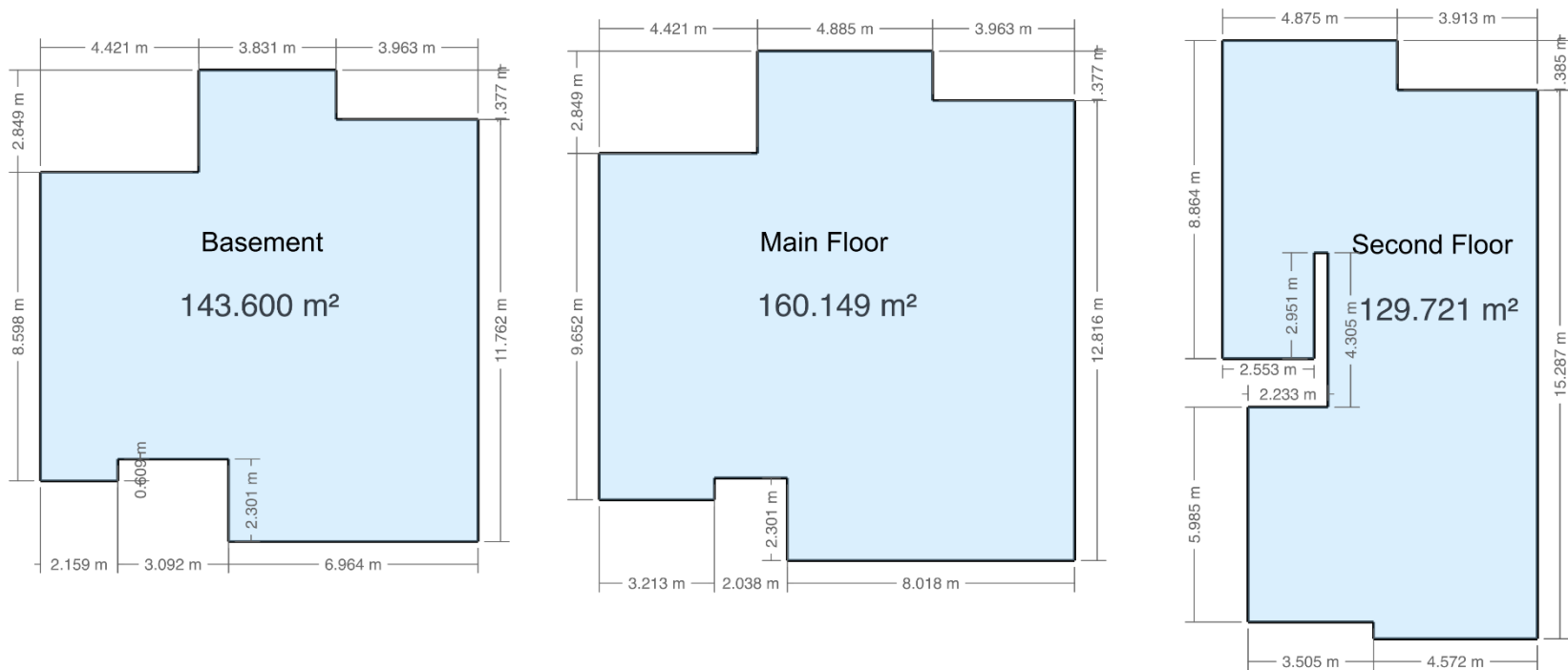
	Level	Pieces
Bathroom 1	1	2
Bathroom 2(Ensuite)	1	3
Bathroom 3(P Ensuite)	2	5
Bathroom 4(Ensuite)	2	4
Bathroom 5(Ensuite)	2	3
Bathroom 6(Ensuite)	B	3

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.

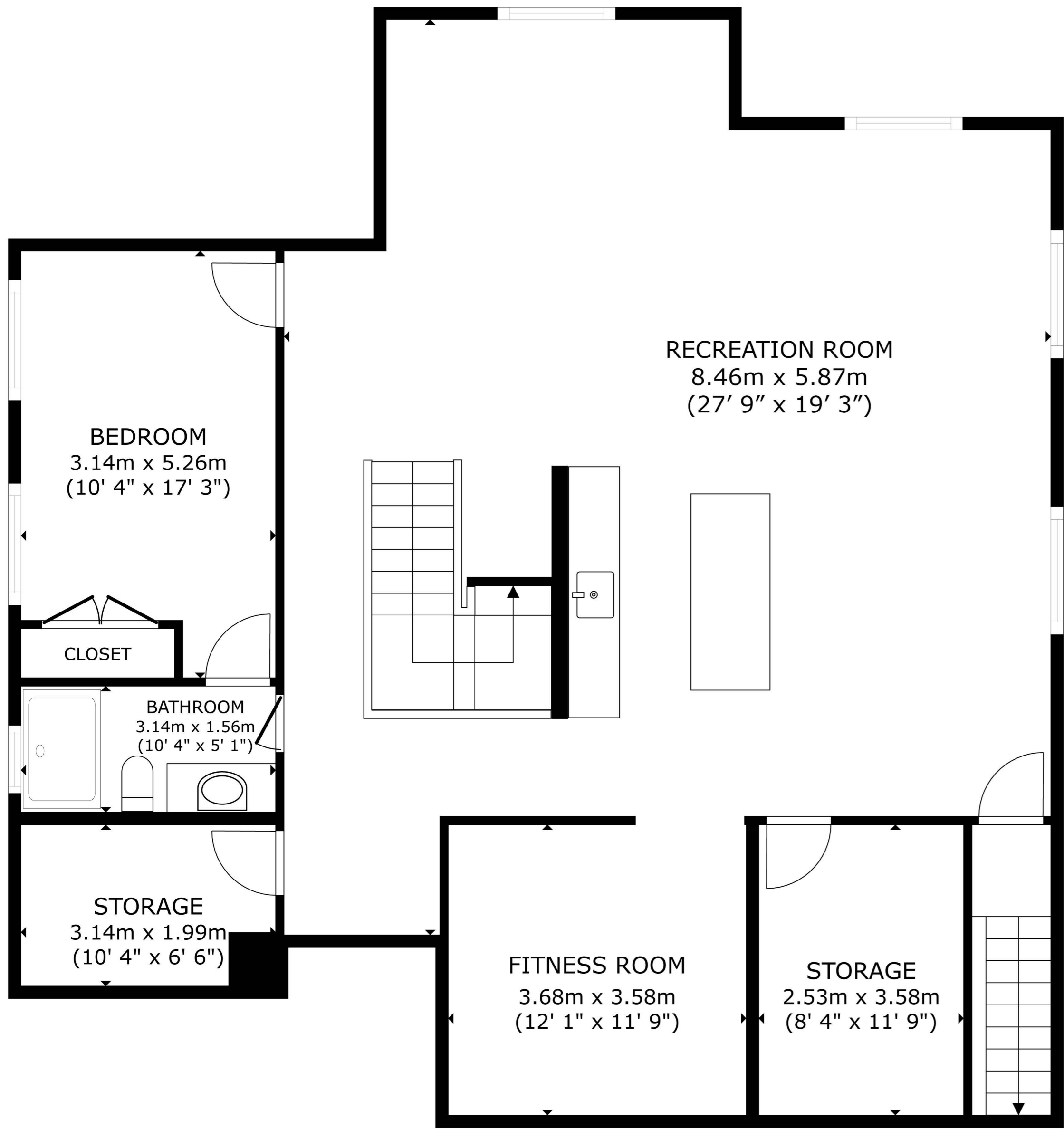
Schematics



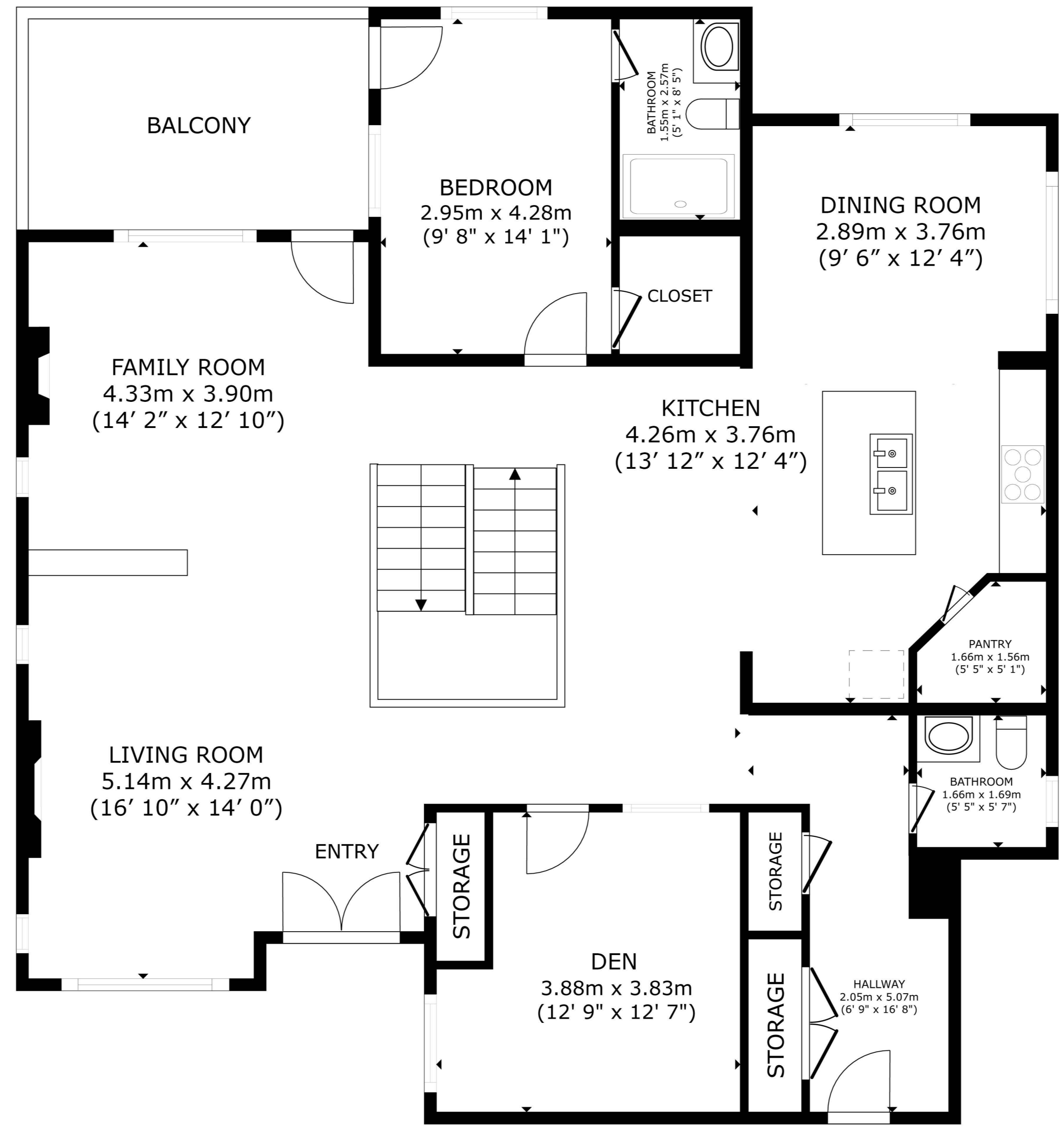
15107 42 AVE NW
EDMONTON, AB

EXTERIOR WALL THICKNESS: 6.5"

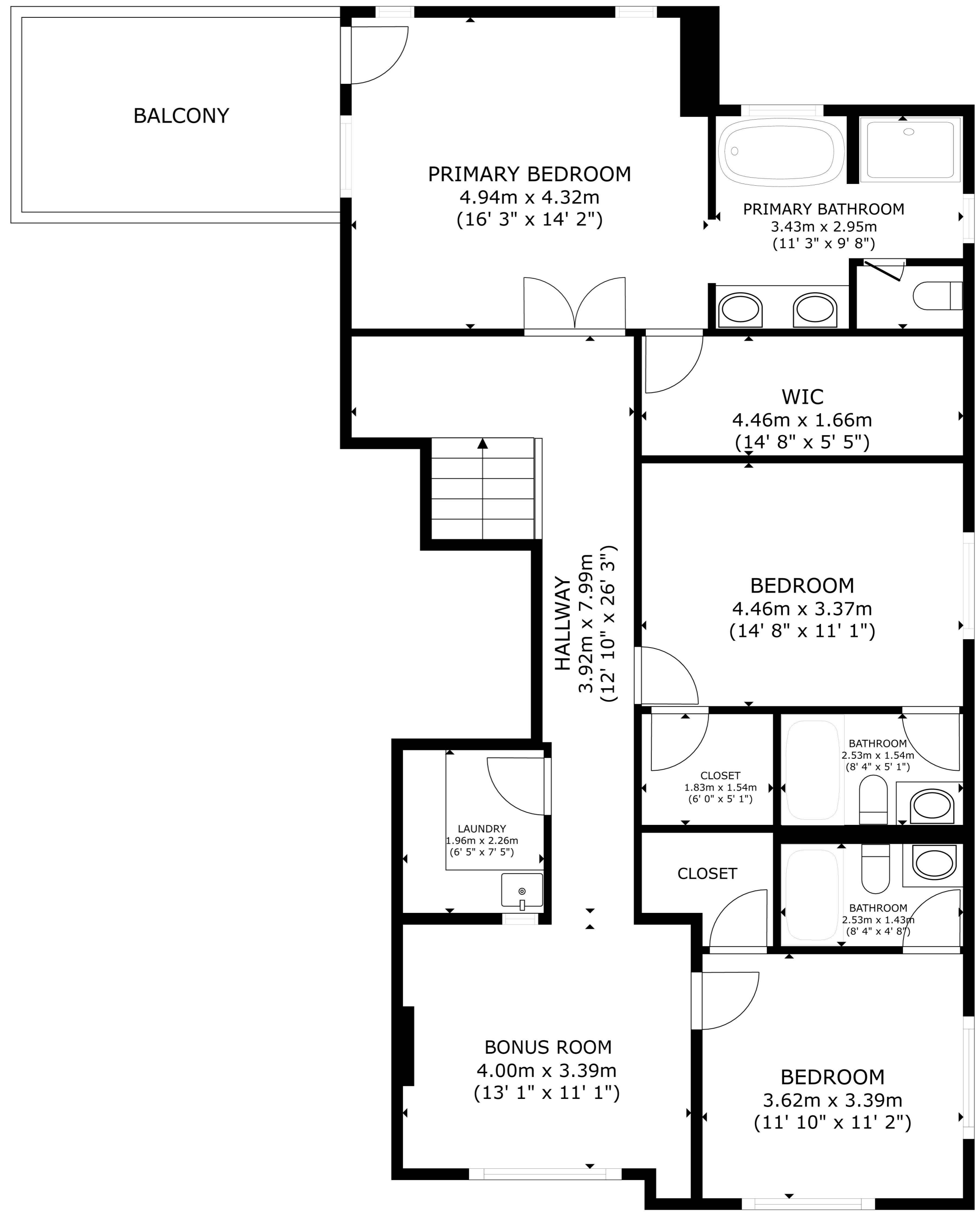
MAIN	1724 SQ.FT.
SECOND	1396 SQ.FT.
TOTAL	3120 SQ.FT.



BASEMENT
143.60 m²(1546 sq ft)



MAIN FLOOR
160.15 m²(1724 sq ft)



SECOND FLOOR
129.72 m²(1396 sq ft)

The floorplans and measurements are approximate within +/- 2% and are used for advertising usage only. May include unfinished area. Not suitable for architectural or construction use.