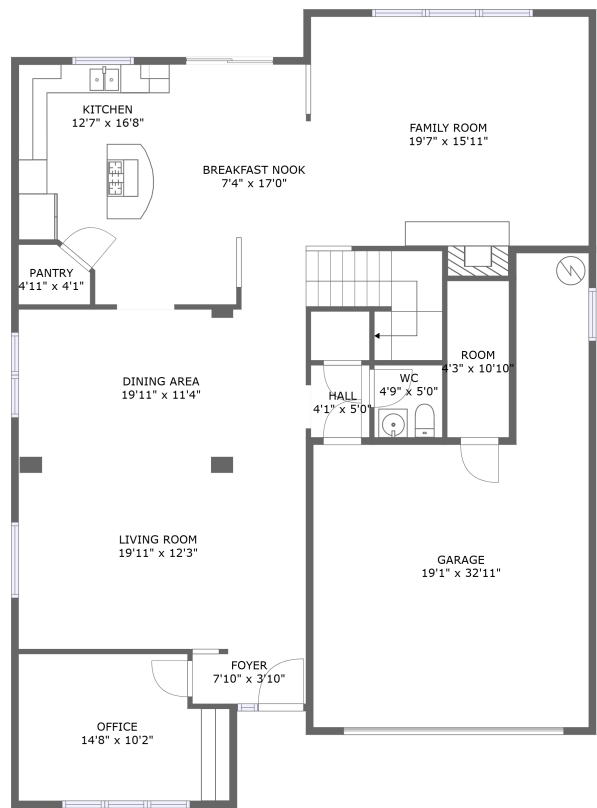
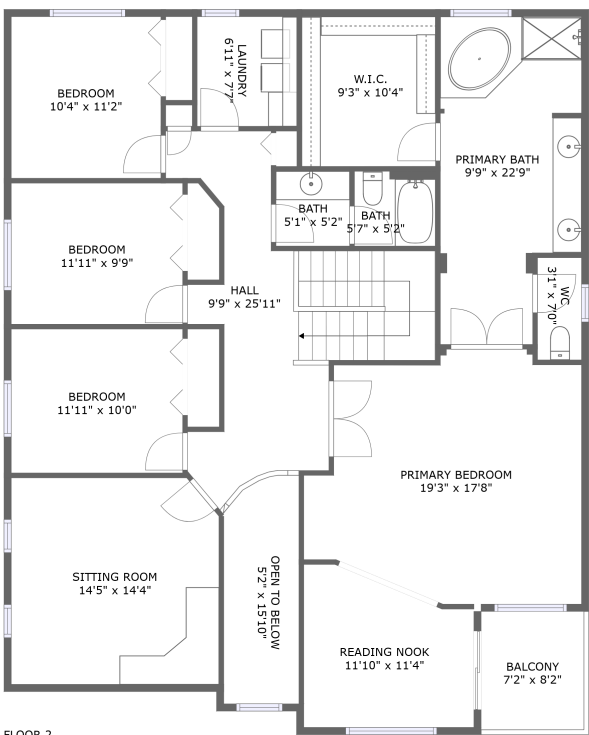


Home report

21615 Southwest Derby Terrace, Sherwood-Tualatin, Sherwood,  
Washington County, Oregon, United States, 97140



FLOOR 1



FLOOR 2

**Total Area: 3413 sq. ft**

Floor 1: 1574 sq. ft, Floor 2: 1839 sq. ft

Excluded: Garage 469 sq. ft, Outdoor Balcony 59 sq. ft, Opentobelow 82 sq. ft

Property summary



**2** Floors



**4** Bedrooms



**2** Bathrooms

Home report

**21615 Southwest Derby Terrace, Sherwood-Tualatin, Sherwood,  
Washington County, Oregon, United States, 97140**



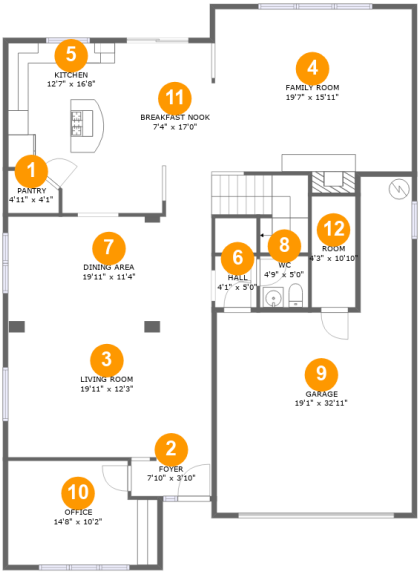
**1**  
Half baths



**1**  
Garages

Home report

21615 Southwest Derby Terrace, Sherwood-Tualatin, Sherwood,  
Washington County, Oregon, United States, 97140



Room dimensions

Floor 1 Total:1574sqft    Excluded: 469sqft

#		Max Dimensions	sqft	Included
1	Pantry	4'11" x 4'1"	18 sq. ft	Yes
2	Foyer	7'10" x 3'10"	30 sq. ft	Yes
3	Living Room	19'11" x 12'3"	244 sq. ft	Yes
4	Family Room	19'7" x 15'11"	321 sq. ft	Yes
5	Kitchen	12'7" x 16'8"	189 sq. ft	Yes
6	Hall	4'1" x 5'0"	20 sq. ft	Yes
7	Dining Area	19'11" x 11'4"	226 sq. ft	Yes
8	WC	4'9" x 5'0"	24 sq. ft	Yes
9	Garage	19'1" x 32'11"	441 sq. ft	No
10	Office	14'8" x 10'2"	138 sq. ft	Yes
11	Breakfast Nook	7'4" x 17'0"	177 sq. ft	Yes

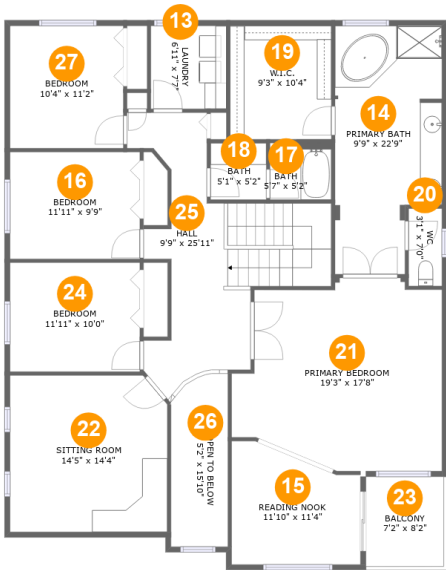
Home report

21615 Southwest Derby Terrace, Sherwood-Tualatin, Sherwood,  
Washington County, Oregon, United States, 97140

#		Max Dimensions	sqft	Included
12	Room	4'3" x 10'10"	47 sq. ft	Yes

Home report

21615 Southwest Derby Terrace, Sherwood-Tualatin, Sherwood,  
Washington County, Oregon, United States, 97140



Room dimensions

Floor 2 Total:1839sqft    Excluded: 141sqft

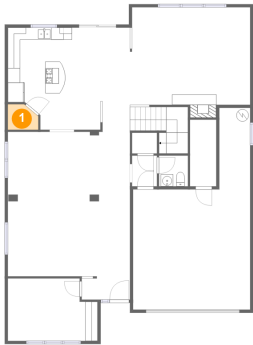
#		Max Dimensions	sqft	Included
13	Laundry	6'11" x 7'7"	53 sq. ft	Yes
14	Primary Bath	9'9" x 22'9"	200 sq. ft	Yes
15	Reading Nook	11'10" x 11'4"	115 sq. ft	Yes
16	Bedroom	11'11" x 9'9"	116 sq. ft	Yes
17	Bath	5'7" x 5'2"	29 sq. ft	Yes
18	Bath	5'1" x 5'2"	26 sq. ft	Yes
19	W.I.C.	9'3" x 10'4"	96 sq. ft	Yes
20	WC	3'1" x 7'0"	22 sq. ft	Yes
21	Primary Bedroom	19'3" x 17'8"	292 sq. ft	Yes
22	Sitting Room	14'5" x 14'4"	203 sq. ft	Yes
23	Balcony	7'2" x 8'2"	59 sq. ft	No

## Home report

**21615 Southwest Derby Terrace, Sherwood-Tualatin, Sherwood,  
Washington County, Oregon, United States, 97140**

#		Max Dimensions	sqft	Included
24	Bedroom	11'11" x 10'0"	119 sq. ft	Yes
25	Hall	9'9" x 25'11"	231 sq. ft	Yes
26	Open To Below	5'2" x 15'10"	79 sq. ft	No
27	Bedroom	10'4" x 11'2"	116 sq. ft	Yes

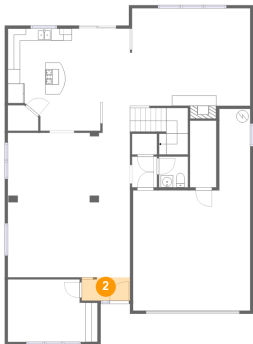
1 Floor 1 - Pantry



Max Dimensions: 4'11" x 4'1"  
Calculated Area: 18 sq. ft  
Included: Yes

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

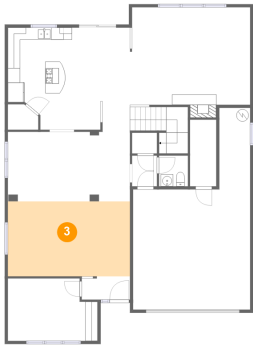
2 Floor 1 - Foyer



Max Dimensions: 7'10" x 3'10"  
Calculated Area: 30 sq. ft  
Included: Yes

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

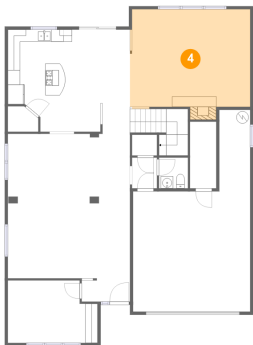
3 Floor 1 - Living Room



Max Dimensions: 19'11" x 12'3"  
Calculated Area: 244 sq. ft  
Included: Yes

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

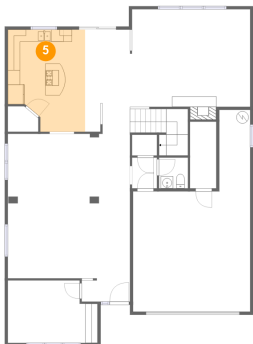
4 Floor 1 - Family Room



Max Dimensions: 19'7" x 15'11"  
Calculated Area: 321 sq. ft  
Included: Yes

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

5 Floor 1 - Kitchen



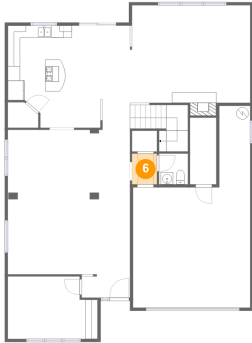
Max Dimensions: 12'7" x 16'8"  
Calculated Area: 189 sq. ft  
Included: Yes

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



21615 Southwest Derby Terrace, Sherwood-Tualatin, Sherwood,  
Washington County, Oregon, United States, 97140

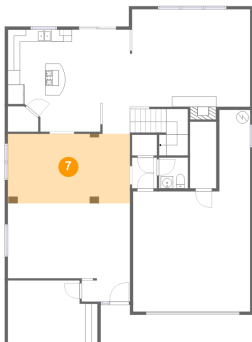
## 6 Floor 1 - Hall



Max Dimensions: 4'1" x 5'0"  
Calculated Area: 20 sq. ft  
Included: Yes

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

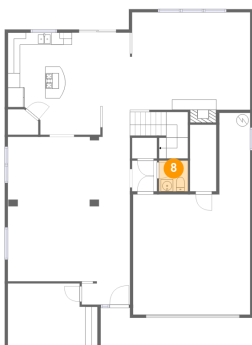
## 7 Floor 1 - Dining Area



Max Dimensions: 19'11" x 11'4"  
Calculated Area: 226 sq. ft  
Included: Yes

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

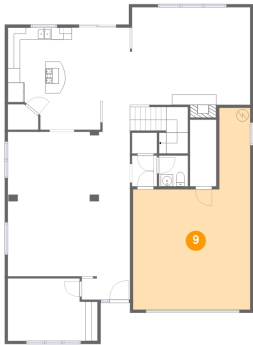
## 8 Floor 1 - WC



Max Dimensions: 4'9" x 5'0"  
Calculated Area: 24 sq. ft  
Included: Yes

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

9 Floor 1 - Garage



Max Dimensions: 19'1" x 32'11"  
Calculated Area: 441 sq. ft  
Included: No

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

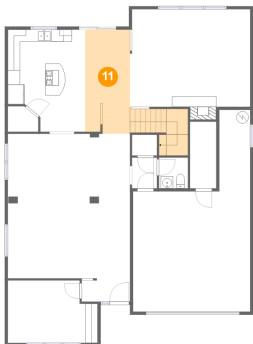
10 Floor 1 - Office



Max Dimensions: 14'8" x 10'2"  
Calculated Area: 138 sq. ft  
Included: Yes

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

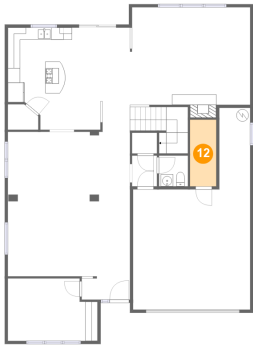
11 Floor 1 - Breakfast Nook



Max Dimensions: 7'4" x 17'0"  
Calculated Area: 177 sq. ft  
Included: Yes

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

12 Floor 1 - Room



Max Dimensions: 4'3" x 10'10"  
Calculated Area: 47 sq. ft  
Included: Yes

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

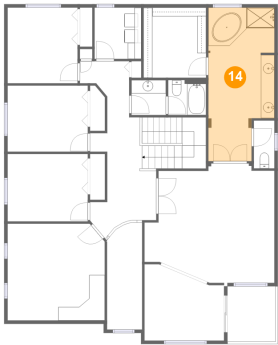
13 Floor 2 - Laundry



Max Dimensions: 6'11" x 7'7"  
Calculated Area: 53 sq. ft  
Included: Yes

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

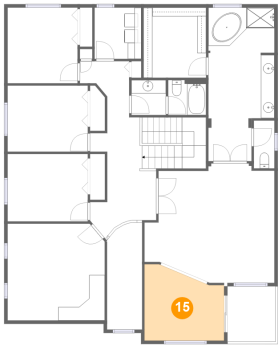
14 Floor 2 - Primary Bath



Max Dimensions: 9'9" x 22'9"  
Calculated Area: 200 sq. ft  
Included: Yes

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

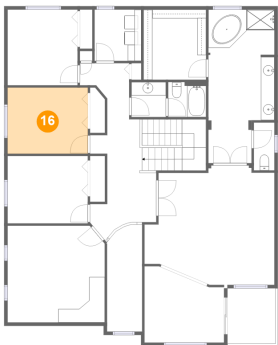
15 Floor 2 - Reading Nook



Max Dimensions: 11'10" x 11'4"  
Calculated Area: 115 sq. ft  
Included: Yes

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

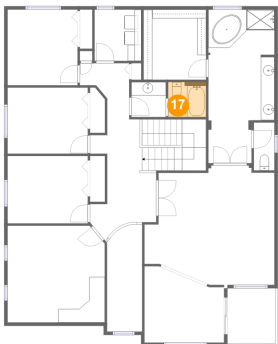
16 Floor 2 - Bedroom



Max Dimensions: 11'11" x 9'9"  
Calculated Area: 116 sq. ft  
Included: Yes

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

17 Floor 2 - Bath

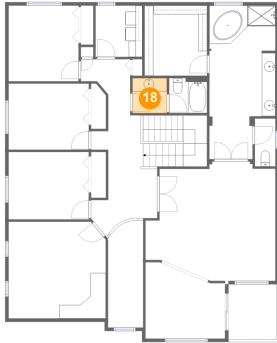


Max Dimensions: 5'7" x 5'2"  
Calculated Area: 29 sq. ft  
Included: Yes

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

21615 Southwest Derby Terrace, Sherwood-Tualatin, Sherwood,  
Washington County, Oregon, United States, 97140

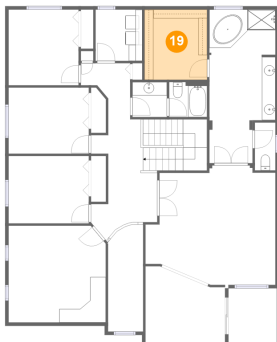
## 18 Floor 2 - Bath



Max Dimensions: 5'1" x 5'2"  
Calculated Area: 26 sq. ft  
Included: Yes

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

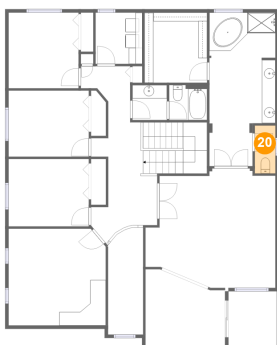
## 19 Floor 2 - W.I.C.



Max Dimensions: 9'3" x  
10'4"  
Calculated Area: 96 sq. ft  
Included: Yes

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

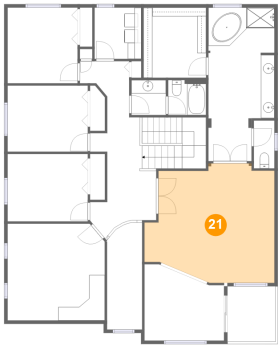
## 20 Floor 2 - WC



Max Dimensions: 3'1" x 7'0"  
Calculated Area: 22 sq. ft  
Included: Yes

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

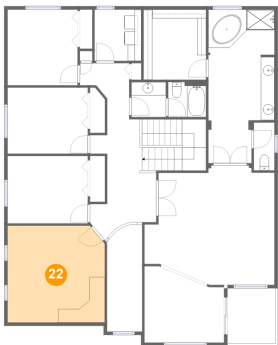
21 Floor 2 - Primary Bedroom



Max Dimensions: 19'3" x 17'8"  
Calculated Area: 292 sq. ft  
Included: Yes

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

22 Floor 2 - Sitting Room



Max Dimensions: 14'5" x 14'4"  
Calculated Area: 203 sq. ft  
Included: Yes

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

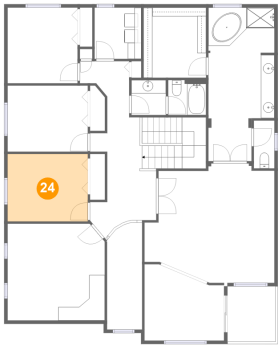
23 Floor 2 - Balcony



Max Dimensions: 7'2" x 8'2"  
Calculated Area: 59 sq. ft  
Included: No

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

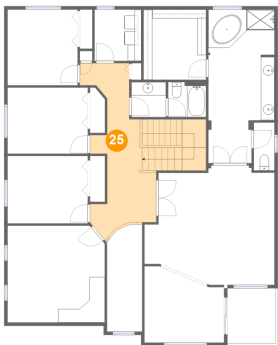
24 Floor 2 - Bedroom



Max Dimensions: 11'11" x 10'0"  
Calculated Area: 119 sq. ft  
Included: Yes

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

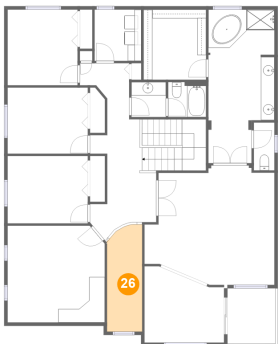
25 Floor 2 - Hall



Max Dimensions: 9'9" x 25'11"  
Calculated Area: 231 sq. ft  
Included: Yes

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

26 Floor 2 - Open To Below

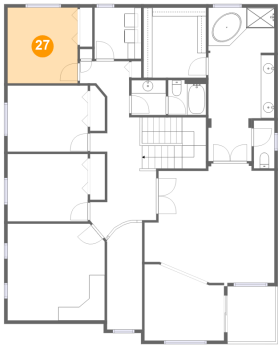


Max Dimensions: 5'2" x 15'10"  
Calculated Area: 79 sq. ft  
Included: No

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

21615 Southwest Derby Terrace, Sherwood-Tualatin, Sherwood,  
Washington County, Oregon, United States, 97140

**27** Floor 2 - Bedroom



Max Dimensions: 10'4" x 11'2"  
Calculated Area: 116 sq. ft  
Included: Yes

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