

Home report

506 Breccia Heights, Kanata Lakes, Kanata, Ontario, Canada,
K2T 0L6




Total Area: 2965 sq. ft

Below Ground: 741 sq. ft, Floor 2: 934 sq. ft, Floor 3: 1290 sq. ft

Excluded: Utility 130 sq. ft, Garage 382 sq. ft, Walls: 233 sq. ft

Property summary

 **3** Floors

 **5** Bedrooms

 **3** Bathrooms

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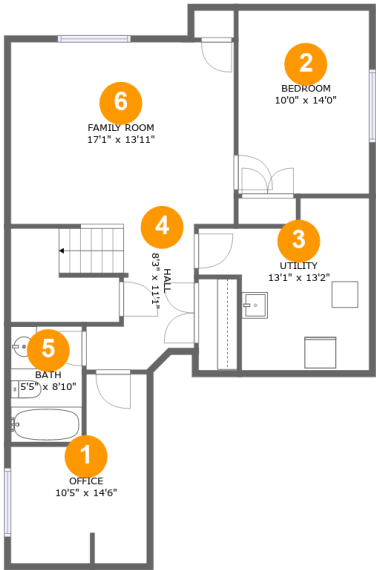


1
Half baths



1
Garages

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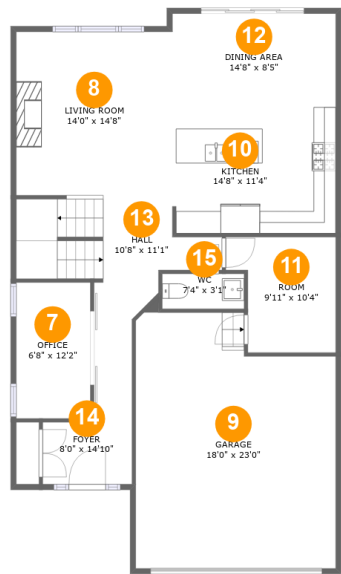
Room dimensions

Floor 1 Below ground Total:741sqft Excluded: 130sqft

#		Max Dimensions	sqft	Included
1	Office	10'5" x 14'6"	118 sq. ft	Yes
2	Bedroom	10'0" x 14'0"	140 sq. ft	Yes
3	Utility	13'1" x 13'2"	130 sq. ft	No
4	Hall	8'3" x 11'1"	125 sq. ft	Yes
5	Bath	5'5" x 8'10"	48 sq. ft	Yes
6	Family Room	17'1" x 13'11"	237 sq. ft	Yes

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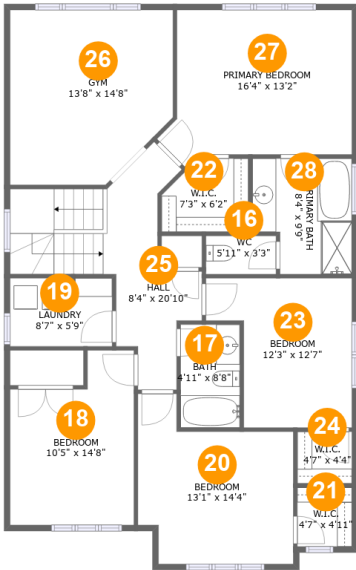


Room dimensions

Floor 2 Total:934sqft Excluded: 382sqft

#		Max Dimensions	sqft	Included
7	Office	6'8" x 12'2"	81 sq. ft	Yes
8	Living Room	14'0" x 14'8"	206 sq. ft	Yes
9	Garage	18'0" x 23'0"	382 sq. ft	No
10	Kitchen	14'8" x 11'4"	165 sq. ft	Yes
11	Room	9'11" x 10'4"	88 sq. ft	Yes
12	Dining Area	14'8" x 8'5"	124 sq. ft	Yes
13	Hall	10'8" x 11'1"	134 sq. ft	Yes
14	Foyer	8'0" x 14'10"	76 sq. ft	Yes
15	WC	7'4" x 3'1"	23 sq. ft	Yes

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Room dimensions

Floor 3 Total:1290sqft Excluded: 0sqft

#		Max Dimensions	sqft	Included
16	WC	5'11" x 3'3"	19 sq. ft	Yes
17	Bath	4'11" x 8'8"	43 sq. ft	Yes
18	Bedroom	10'5" x 14'8"	131 sq. ft	Yes
19	Laundry	8'7" x 5'9"	48 sq. ft	Yes
20	Bedroom	13'1" x 14'4"	150 sq. ft	Yes
21	W.I.C.	4'7" x 4'11"	23 sq. ft	Yes
22	W.I.C.	7'3" x 6'2"	40 sq. ft	Yes
23	Bedroom	12'3" x 12'7"	125 sq. ft	Yes
24	W.I.C.	4'7" x 4'4"	20 sq. ft	Yes
25	Hall	8'4" x 20'10"	154 sq. ft	Yes
26	Gym	13'8" x 14'8"	185 sq. ft	Yes

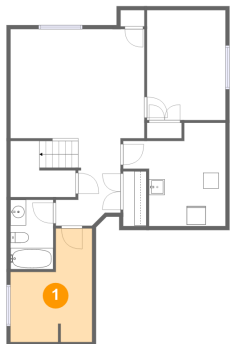
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#		Max Dimensions	sqft	Included
27	Primary Bedroom	16'4" x 13'2"	182 sq. ft	Yes
28	Primary Bath	8'4" x 9'9"	73 sq. ft	Yes

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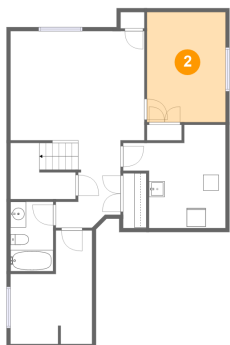
1 Floor 1 - Office



Max Dimensions: 10'5" x 14'6"
Calculated Area: 118 sq. ft
Included: Yes

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

2 Floor 1 - Bedroom

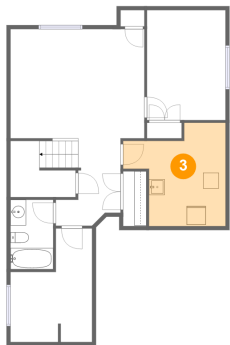


Max Dimensions: 10'0" x 14'0"
Calculated Area: 140 sq. ft
Included: Yes

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

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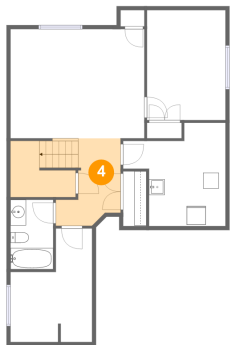
3 Floor 1 - Utility



Max Dimensions: 13'1" x 13'2"
Calculated Area: 130 sq. ft
Included: No

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

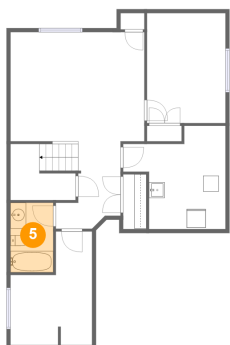
4 Floor 1 - Hall



Max Dimensions: 8'3" x 11'1"
Calculated Area: 125 sq. ft
Included: Yes

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

5 Floor 1 - Bath

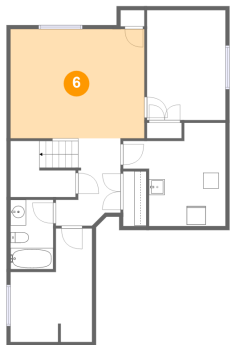


Max Dimensions: 5'5" x 8'10"
Calculated Area: 48 sq. ft
Included: Yes

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

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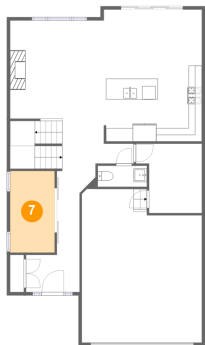
6 Floor 1 - Family Room



Max Dimensions: 17'1" x 13'11"
Calculated Area: 237 sq. ft
Included: Yes

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

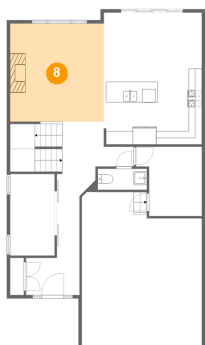
7 Floor 2 - Office



Max Dimensions: 6'8" x 12'2"
Calculated Area: 81 sq. ft
Included: Yes

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

8 Floor 2 - Living Room

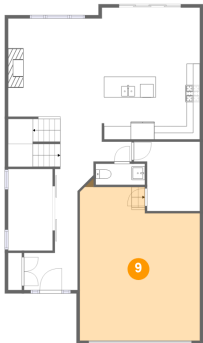


Max Dimensions: 14'0" x 14'8"
Calculated Area: 206 sq. ft
Included: Yes

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

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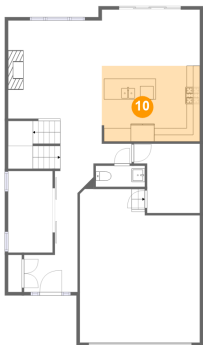
9 Floor 2 - Garage



Max Dimensions: 18'0" x 23'0"
Calculated Area: 382 sq. ft
Included: No

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

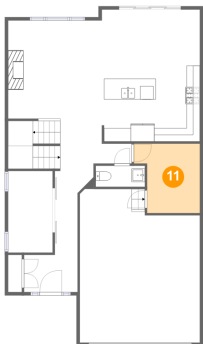
10 Floor 2 - Kitchen



Max Dimensions: 14'8" x 11'4"
Calculated Area: 165 sq. ft
Included: Yes

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

11 Floor 2 - Room

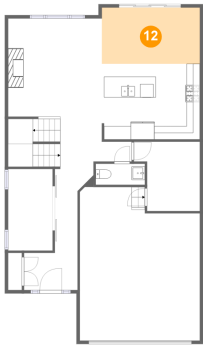


Max Dimensions: 9'11" x 10'4"
Calculated Area: 88 sq. ft
Included: Yes

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

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12 Floor 2 - Dining Area



Max Dimensions: 14'8" x 8'5"
Calculated Area: 124 sq. ft
Included: Yes

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

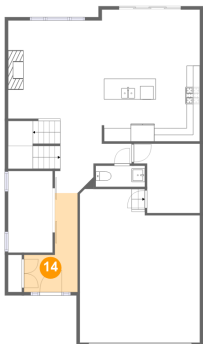
13 Floor 2 - Hall



Max Dimensions: 10'8" x 11'1"
Calculated Area: 134 sq. ft
Included: Yes

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

14 Floor 2 - Foyer

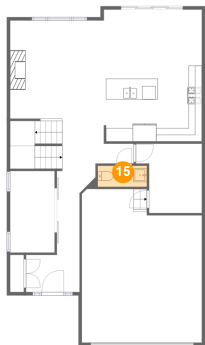


Max Dimensions: 8'0" x 14'10"
Calculated Area: 76 sq. ft
Included: Yes

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

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15 Floor 2 - WC



Max Dimensions: 7'4" x 3'1"
Calculated Area: 23 sq. ft
Included: Yes

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

16 Floor 3 - WC



Max Dimensions: 5'11" x 3'3"
Calculated Area: 19 sq. ft
Included: Yes

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

17 Floor 3 - Bath



Max Dimensions: 4'11" x 8'8"
Calculated Area: 43 sq. ft
Included: Yes

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

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18 Floor 3 - Bedroom



Max Dimensions: 10'5" x 14'8"
Calculated Area: 131 sq. ft
Included: Yes

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

19 Floor 3 - Laundry



Max Dimensions: 8'7" x 5'9"
Calculated Area: 48 sq. ft
Included: Yes

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

20 Floor 3 - Bedroom



Max Dimensions: 13'1" x 14'4"
Calculated Area: 150 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 3 - W.I.C.



Max Dimensions: 4'7" x 4'11"
Calculated Area: 23 sq. ft
Included: Yes

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

22 Floor 3 - W.I.C.



Max Dimensions: 7'3" x 6'2"
Calculated Area: 40 sq. ft
Included: Yes

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

23 Floor 3 - Bedroom



Max Dimensions: 12'3" x 12'7"
Calculated Area: 125 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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24 Floor 3 - W.I.C.



Max Dimensions: 4'7" x 4'4"
Calculated Area: 20 sq. ft
Included: Yes

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

25 Floor 3 - Hall



Max Dimensions: 8'4" x 20'10"
Calculated Area: 154 sq. ft
Included: Yes

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

26 Floor 3 - Gym

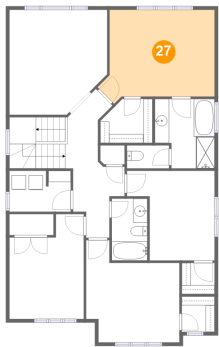


Max Dimensions: 13'8" x 14'8"
Calculated Area: 185 sq. ft
Included: Yes

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

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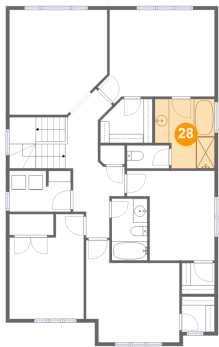
27 Floor 3 - Primary Bedroom



Max Dimensions: 16'4" x 13'2"
Calculated Area: 182 sq. ft
Included: Yes

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

28 Floor 3 - Primary Bath



Max Dimensions: 8'4" x 9'9"
Calculated Area: 73 sq. ft
Included: Yes

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