



63 Laval St, Vaughan, ON, CA




Property summary

 **1** Garages

 **4** Bedrooms

 **2** Bathrooms

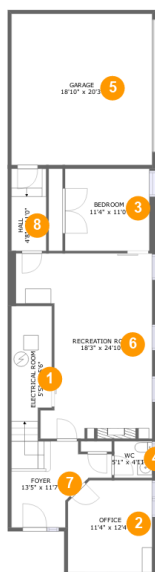
 **2** Half baths

 **3** Floors

 **3,069** Gross living area sqft

 **3,942** Total sqft

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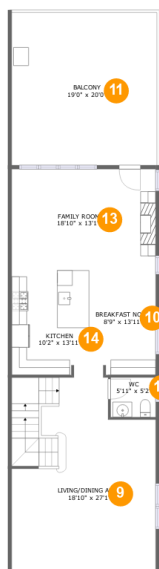


Room dimensions

Floor 1

Total sqft: 1446 Living area: 954

#		Dimensions	sqft	Counted as living area
1	Room	5'5" x 15'6"	80 sq. ft	No
2	Office	11'4" x 12'4"	135 sq. ft	Yes
3	Bedroom	11'4" x 11'0"	124 sq. ft	Yes
4	Bath	5'1" x 4'11"	25 sq. ft	Yes
5	Garage	18'10" x 20'3"	383 sq. ft	No
6	Recreation Room	18'3" x 24'10"	366 sq. ft	Yes
7	Entry	13'5" x 11'7"	121 sq. ft	Yes
8	Hall	4'8" x 11'0"	51 sq. ft	Yes

63 Laval St, Vaughan, ON, CA**Room dimensions**

Floor 2

Total sqft: 1441 Living area: 1060

#		Dimensions	sqft	Counted as living area
9	LIVING/DINING Area	18'10" x 27'1"	452 sq. ft	Yes
10	Nook	8'9" x 13'11"	119 sq. ft	Yes
11	Outdoor	19'0" x 20'0"	381 sq. ft	No
12	Bath	5'11" x 5'2"	31 sq. ft	Yes
13	Living Room	18'10" x 13'1"	244 sq. ft	Yes
14	Kitchen	10'2" x 13'11"	140 sq. ft	Yes

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Room dimensions

Floor 3

Total sqft: 1055 Living area: 1055

#		Dimensions	sqft	Counted as living area
15	Hall	4'7" x 19'1"	141 sq. ft	Yes
16	Bedroom	8'11" x 11'8"	99 sq. ft	Yes
17	Cl	5'7" x 6'11"	39 sq. ft	Yes
18	Utility	8'8" x 5'11"	52 sq. ft	Yes
19	Bedroom	9'7" x 11'5"	106 sq. ft	Yes
20	Bath	6'5" x 19'9"	128 sq. ft	Yes
21	Bath	8'8" x 5'1"	44 sq. ft	Yes
22	Cl	8'8" x 6'11"	54 sq. ft	Yes
23	Bedroom	12'1" x 24'3"	256 sq. ft	Yes

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1 Floor 1 - Room



Dimensions: 5'5" x 15'6"
Area: 80 sq. ft
Counted as living area: No

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

2 Floor 1 - Office



Dimensions: 11'4" x 12'4"
Area: 135 sq. ft
Counted as living area: Yes

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

63 Laval St, Vaughan, ON, CA**3 Floor 1 - Bedroom**

Dimensions: 11'4" x 11'0"
Area: 124 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 - Bath

Dimensions: 5'1" x 4'11"
Area: 25 sq. ft
Counted as living area: Yes

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

5 Floor 1 - Garage

Dimensions: 18'10" x 20'3"
Area: 383 sq. ft
Counted as living area: No

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

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6 Floor 1 - Recreation Room



Dimensions: 18'3" x 24'10"
Area: 366 sq. ft
Counted as living area: Yes

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

7 Floor 1 - Entry



Dimensions: 13'5" x 11'7"
Area: 121 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 - Hall



Dimensions: 4'8" x 11'0"
Area: 51 sq. ft
Counted as living area: 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 - LIVING/DINING Area



Dimensions: 18'10" x 27'1"
Area: 452 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 - Nook



Dimensions: 8'9" x 13'11"
Area: 119 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 - Outdoor



Dimensions: 19'0" x 20'0"
Area: 381 sq. ft
Counted as living area: No

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

12 Floor 2 - Bath



Dimensions: 5'11" x 5'2"
Area: 31 sq. ft
Counted as living area: Yes

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

13 Floor 2 - Living Room



Dimensions: 18'10" x 13'1"
Area: 244 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 - Kitchen

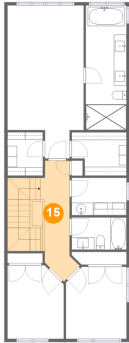


Dimensions: 10'2" x 13'11"
Area: 140 sq. ft
Counted as living area: Yes

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

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15 Floor 3 - Hall



Dimensions: 4'7" x 19'1"
Area: 141 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 3 - Bedroom



Dimensions: 8'11" x 11'8"
Area: 99 sq. ft
Counted as living area: Yes

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

17 Floor 3 - Cl



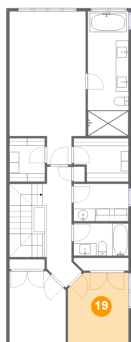
Dimensions: 5'7" x 6'11"
Area: 39 sq. ft
Counted as living area: Yes

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

63 Laval St, Vaughan, ON, CA**18 Floor 3 - Utility**

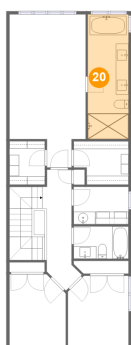
Dimensions: 8'8" x 5'11"
Area: 52 sq. ft
Counted as living area: Yes

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

19 Floor 3 - Bedroom

Dimensions: 9'7" x 11'5"
Area: 106 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 3 - Bath

Dimensions: 6'5" x 19'9"
Area: 128 sq. ft
Counted as living area: Yes

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

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21 Floor 3 - Bath



Dimensions: 8'8" x 5'1"
Area: 44 sq. ft
Counted as living area: Yes

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

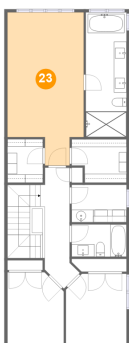
22 Floor 3 - Cl



Dimensions: 8'8" x 6'11"
Area: 54 sq. ft
Counted as living area: Yes

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

23 Floor 3 - Bedroom



Dimensions: 12'1" x 24'3"
Area: 256 sq. ft
Counted as living area: Yes

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