



# MEASUREMENT SUMMARY

<b>Measured For:</b>	<b>Adam Dirksen - RE/MAX Elite</b>		
<b>Date:</b>	<b>2023-05-10</b>	<b>Property Address:</b>	<b>1303 117 St SW Edm</b>
<b>RMS Area:</b>	<b>1,730.8 sq. ft.</b>	<b>Property Type:</b>	<b>Detached - Measured w/Exterior Walls*</b>
<b>Billable Area:</b>	<b>2,329.3 sq. ft.</b>	<b>Property Style:</b>	<b>2-Storey</b>
<b>Measured By:</b>	<b>Steve Ricketts</b>	<b>Exterior Finish:</b>	<b>Vinyl Siding</b>
<b>Phone Number:</b>	<b>780-982-6055</b>	<b>Framing Size:</b>	<b>2" x 6"</b>
<b>Email:</b>	<b>stevericketts1@gmail.com</b>	<b>Garage Type:</b>	<b>Attached</b>

Ext. Structures	Loc.	Metres (W x D)		Feet (W x D)	
Deck/Patio	BY	7.84	x 6.14	25' 8"	x 20' 1"
Garage - Door	n/a	4.87	x 2.12	15' 11"	x 6' 11"
Garage - Int.**	FY	6.39	x 7.18	20' 11"	x 23' 6"
			x		x
			x		x
			x		x
			x		x



\*\*Garage &/or Shop dimensions are from the inside walls unless otherwise stated.

Interior Rooms	Lvl	Metres (W x D)		Feet (W x D)	
Bathroom 2	U1	1.73	x 2.19	5' 8"	x 7' 2"
Bed-Prim Bath	U1	3.24	x 3.08	10' 7"	x 10' 1"
Bed-Prim WIC	U1	1.40	x 2.18	4' 7"	x 7' 1"
Bed-Primary	U1	4.25	x 3.61	13' 11"	x 11' 10"
Bedroom 2	U1	2.98	x 3.12	9' 9"	x 10' 2"
Bedroom 3	U1	3.42	x 2.73	11' 2"	x 8' 11"
Bonus	U1	5.63	x 3.07	18' 5"	x 10' 0"
Bathroom 1	M	1.48	x 1.42	4' 10"	x 4' 7"
Dining Room	M	3.28	x 3.03	10' 9"	x 9' 11"
Kitchen	M	3.67	x 3.10	12' 0"	x 10' 2"
Laundry	M	1.78	x 1.62	5' 10"	x 5' 3"
Living Room	M	3.71	x 4.85	12' 2"	x 15' 10"
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x
			x		x

Measurement Totals			
Above Grade Levels* (RMS)			
Upper Lvl 2* (U2)	Upper Lvl 1* (U1)		
sq. m	90.80	sq. m	
sq. ft.	977.4	sq. ft.	
Lower Lvl 1* (L1)	Main* (M)		
sq. m	70.00	sq. m	
sq. ft.	753.5	sq. ft.	

TOTAL RMS AREA*	
<b>160.80</b>	sq. m
<b>1,730.8</b>	sq. ft.

Below Grade Levels (Non RMS)			
Lower Lvl 2 (L2)	Lower Lvl 1 (L1)		
sq. m	55.60	sq. m	
sq. ft.	598.5	sq. ft.	

Complete Home Size	
<b>216.40</b>	sq. m
<b>2,329.3</b>	sq. ft.

Notes
basement undeveloped

Bathrooms	Loc.	Pieces
Bathroom 2	U1	3
Bed-Prmy Bath	U1	4
Bathroom 1	M	3

OTBx Air certifies that all measurements and calculations meet or exceed the Residential Measurement Standard (RMS) as provided by the Real Estate Council of Alberta (RECA). For more information please contact your OTBx Air Associate or visit [www.reca.ca](http://www.reca.ca).