

Home data report

41 Qualicum Street, Qualicum, Bruce Farm, Nepean, Ontario, Canada, K2H 7H3



Total Area: 2178 sq. ft

Basement 1: 649 sq. ft, 1st Floor: 825 sq. ft, 2nd Floor: 704 sq. ft

Excluded: Utility 103 sq. ft, Garage 225 sq. ft, Walls: 192 sq. ft

Property summary

 **3** Floors

 **4** Bedrooms

 **3** Bathrooms

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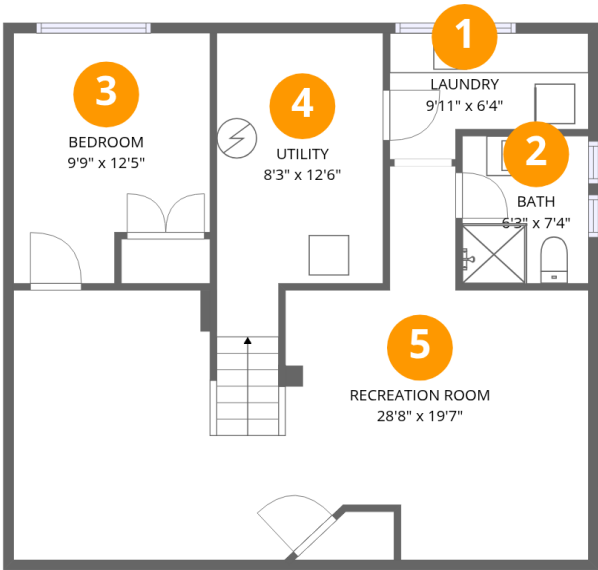


**1**  
Half baths



**1**  
Garages

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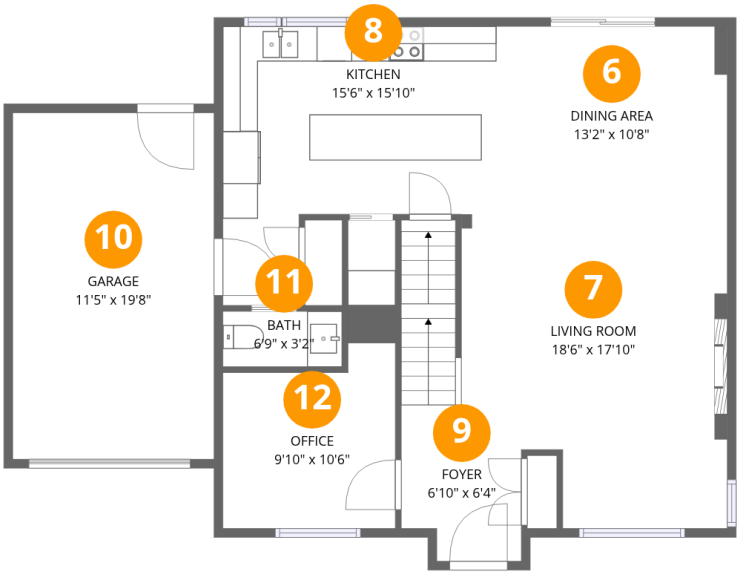
Room dimensions

Floor 1 Below grade Total:649sqft    Excluded: 103sqft

#		Dimensions	sqft	Counted as living area
1	Laundry	9'11" x 6'4"	62 sq. ft	Yes
2	Bath	6'3" x 7'4"	46 sq. ft	Yes
3	Bedroom	9'9" x 12'5"	121 sq. ft	Yes
4	Utility	8'3" x 12'6"	103 sq. ft	No
5	Recreation Room	28'8" x 19'7"	562 sq. ft	Yes

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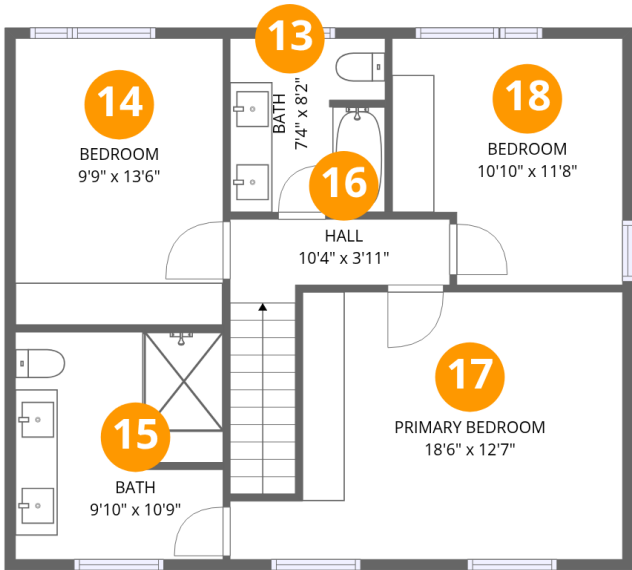
Room dimensions

Floor 2 Total:825sqft   Excluded: 225sqft

#		Dimensions	sqft	Counted as living area
6	Dining Area	13'2" x 10'8"	140 sq. ft	Yes
7	Living Room	18'6" x 17'10"	330 sq. ft	Yes
8	Kitchen	15'6" x 15'10"	245 sq. ft	Yes
9	Foyer	6'10" x 6'4"	43 sq. ft	Yes
10	Garage	11'5" x 19'8"	224 sq. ft	No
11	Bath	6'9" x 3'2"	21 sq. ft	Yes
12	Office	9'10" x 10'6"	103 sq. ft	Yes

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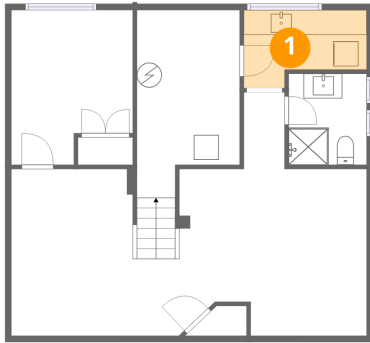
Room dimensions

Floor 3 Total:704sqft   Excluded: 0sqft

#		Dimensions	sqft	Counted as living area
13	Bath	7'4" x 8'2"	60 sq. ft	Yes
14	Bedroom	9'9" x 13'6"	132 sq. ft	Yes
15	Bath	9'10" x 10'9"	105 sq. ft	Yes
16	Hall	10'4" x 3'11"	41 sq. ft	Yes
17	Primary Bedroom	18'6" x 12'7"	234 sq. ft	Yes
18	Bedroom	10'10" x 11'8"	126 sq. ft	Yes

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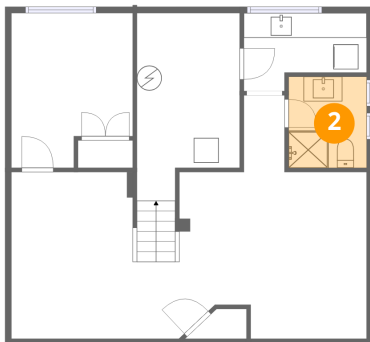
## 1 Floor 1 - Laundry



Dimensions: 9'11" x 6'4"  
Area: 62 sq. ft  
Counted as living area: Yes

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

## 2 Floor 1 - Bath



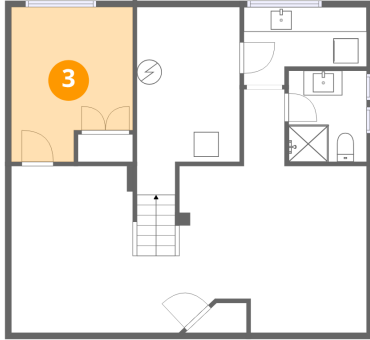
Dimensions: 6'3" x 7'4"  
Area: 46 sq. ft  
Counted as living area: Yes

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

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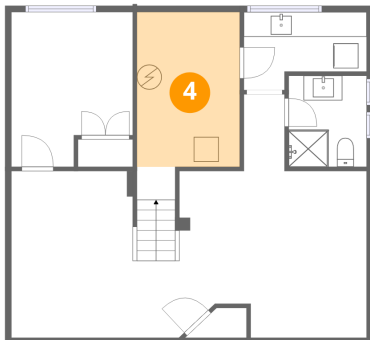
### 3 Floor 1 - Bedroom



Dimensions: 9'9" x 12'5"  
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

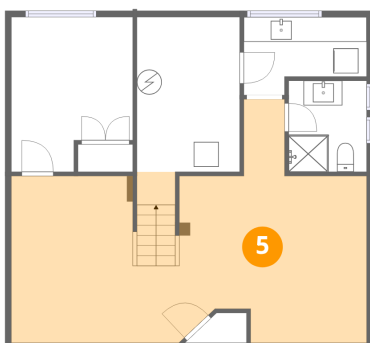
### 4 Floor 1 - Utility



Dimensions: 8'3" x 12'6"  
Area: 103 sq. ft  
Counted as living area: No

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

### 5 Floor 1 - Recreation Room

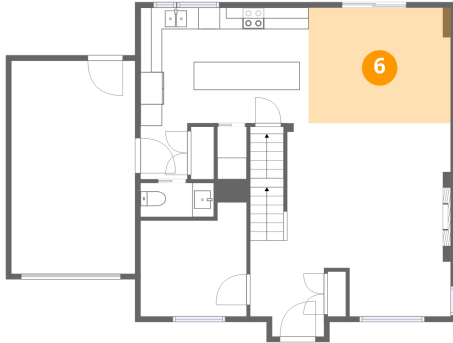


Dimensions: 28'8" x 19'7"  
Area: 562 sq. ft  
Counted as living area: Yes

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

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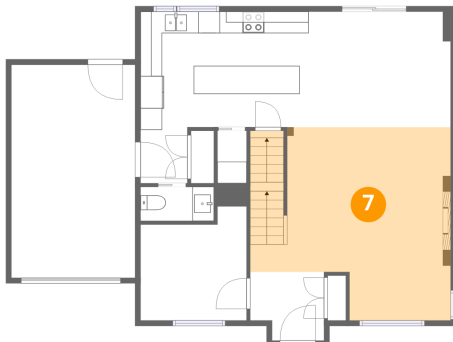
## 6 Floor 2 - Dining Area



Dimensions: 13'2" x 10'8"  
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

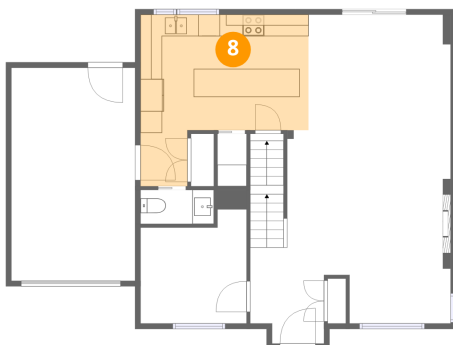
## 7 Floor 2 - Living Room



Dimensions: 18'6" x 17'10"  
Area: 330 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 2 - Kitchen



Dimensions: 15'6" x 15'10"  
Area: 245 sq. ft  
Counted as living area: Yes

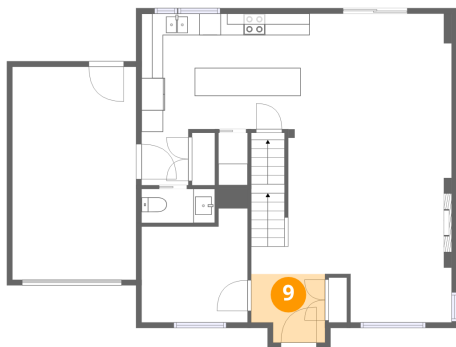
Heated: Yes  
Finished: Yes  
Enclosed: Yes  
Contiguous: Yes  
Permitted: Yes  
Wet space: No  
Addition: No  
Conversion: No



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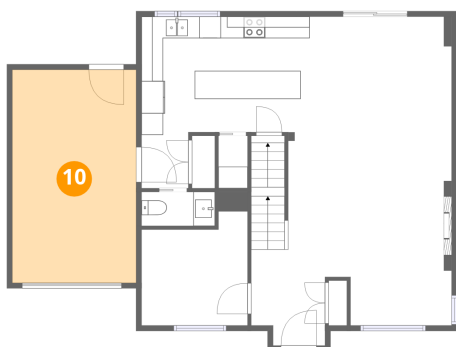
### 9 Floor 2 - Foyer



Dimensions: 6'10" x 6'4"  
Area: 43 sq. ft  
Counted as living area: Yes

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

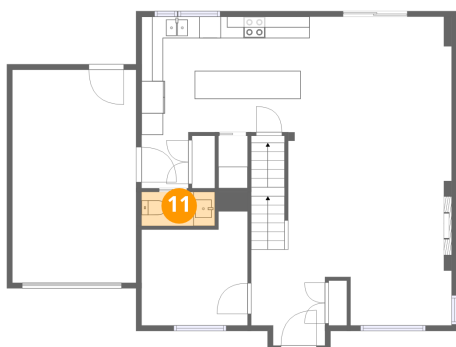
### 10 Floor 2 - Garage



Dimensions: 11'5" x 19'8"  
Area: 224 sq. ft  
Counted as living area: No

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

### 11 Floor 2 - Bath



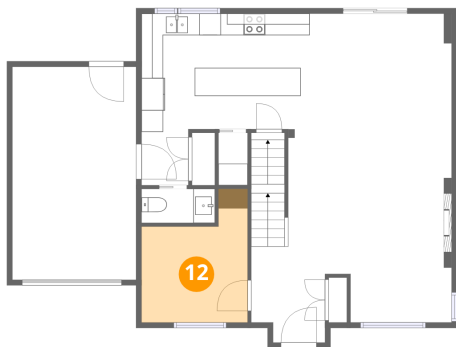
Dimensions: 6'9" x 3'2"  
Area: 21 sq. ft  
Counted as living area: Yes

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

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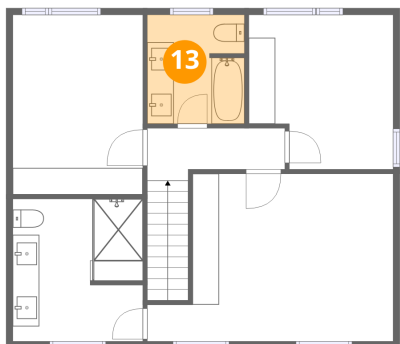
### 12 Floor 2 - Office



Dimensions: 9'10" x 10'6"  
Area: 103 sq. ft  
Counted as living area: Yes

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

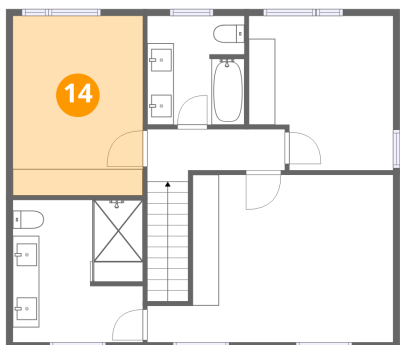
### 13 Floor 3 - Bath



Dimensions: 7'4" x 8'2"  
Area: 60 sq. ft  
Counted as living area: Yes

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

### 14 Floor 3 - Bedroom



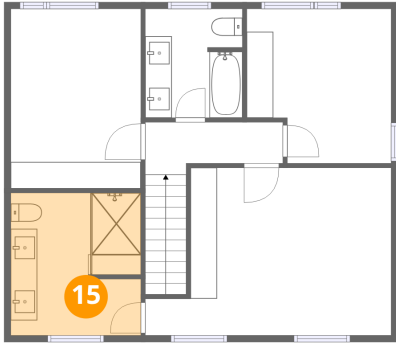
Dimensions: 9'9" x 13'6"  
Area: 132 sq. ft  
Counted as living area: Yes

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

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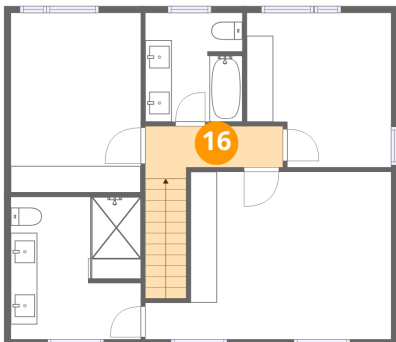
### 15 Floor 3 - Bath



Dimensions: 9'10" x 10'9"  
Area: 105 sq. ft  
Counted as living area: Yes

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

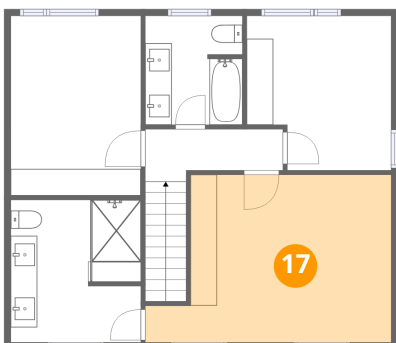
### 16 Floor 3 - Hall



Dimensions: 10'4" x 3'11"  
Area: 41 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 - Primary Bedroom

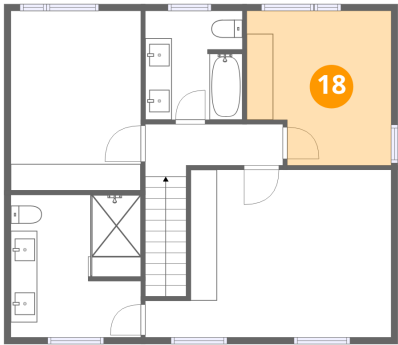


Dimensions: 18'6" x 12'7"  
Area: 234 sq. ft  
Counted as living area: Yes

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

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**18** Floor 3 - Bedroom



Dimensions: 10'10" x 11'8"  
Area: 126 sq. ft  
Counted as living area: Yes

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