

Home data report

30 Fernbrook Place, Bridlewood, Kanata, Ontario, Canada, K2M 2L8



Total Area: 2357 sq. ft

Basement: 693 sq. ft, 1st Floor: 878 sq. ft, 2nd Floor: 786 sq. ft

Excluded: Storage 334 sq. ft, Utility 143 sq. ft, Garage 251 sq. ft, Fireplace 9 sq. ft, Open to below 11 sq. ft, Walls: 233 sq. ft

Property summary



Home data report

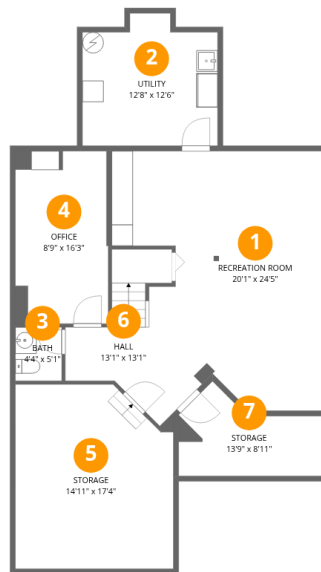
**30 Fernbrook Place, Bridlewood, Kanata, Ontario, Canada, K2M
2L8**

 **2**
Half baths

 **1**
Garages

Home data report

30 Fernbrook Place, Bridlewood, Kanata, Ontario, Canada, K2M 2L8



Room dimensions

Floor 1 Below grade

Total:693sqft

Excluded: 477sqft

#		Dimensions	sqft	Counted as living area
1	Recreation Room	20'1" x 24'5"	489 sq. ft	Yes
2	Utility	12'8" x 12'6"	158 sq. ft	No
3	Bath	4'4" x 5'1"	22 sq. ft	Yes
4	Office	8'9" x 16'3"	142 sq. ft	Yes
5	Storage	14'11" x 17'4"	258 sq. ft	No
6	Hall	13'1" x 13'1"	171 sq. ft	Yes
7	Storage	13'9" x 8'11"	122 sq. ft	No

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Room dimensions

Floor 2

Total:878sqft Excluded: 260sqft

#		Dimensions	sqft	Counted as living area
8	Hall	3'3" x 5'6"	18 sq. ft	Yes
9	Living Room	10'1" x 16'7"	168 sq. ft	Yes
10	Laundry	8'9" x 7'9"	68 sq. ft	Yes
11	Foyer	9'11" x 16'11"	168 sq. ft	Yes
12	Garage	14'11" x 18'0"	268 sq. ft	No
13	Dining Area	10'2" x 8'9"	88 sq. ft	Yes
14	Family Room	12'9" x 10'3"	131 sq. ft	Yes
15	Kitchen	19'0" x 9'9"	186 sq. ft	Yes
16	Bath	5'2" x 5'6"	28 sq. ft	Yes

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Room dimensions

Floor 3

Total:786sqft Excluded: 11sqft

#		Dimensions	sqft	Counted as living area
17	Bedroom	10'6" x 9'9"	102 sq. ft	Yes
18	Bath	10'6" x 5'4"	56 sq. ft	Yes
19	Hall	5'1" x 13'11"	71 sq. ft	Yes
20	Bedroom	10'6" x 9'8"	101 sq. ft	Yes
21	Primary Bedroom	16'4" x 17'5"	285 sq. ft	Yes
22	Bedroom	8'9" x 9'0"	78 sq. ft	Yes
23	Primary Bath	8'9" x 7'6"	66 sq. ft	Yes
24	Open To Below	3'6" x 3'10"	13 sq. ft	No

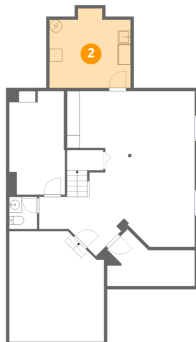
1 Floor 1 - Recreation Room



Dimensions: 20'1" x 24'5"
Area: 489 sq. ft
Counted as living area: Yes

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

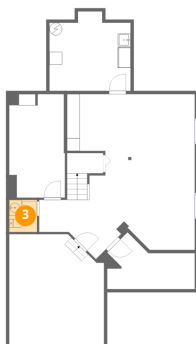
2 Floor 1 - Utility



Dimensions: 12'8" x 12'6"
Area: 158 sq. ft
Counted as living area: No

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

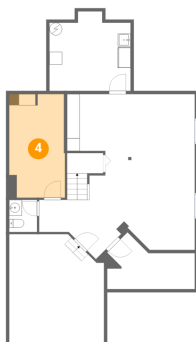
3 Floor 1 - Bath



Dimensions: 4'4" x 5'1"
Area: 22 sq. ft
Counted as living area: Yes

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

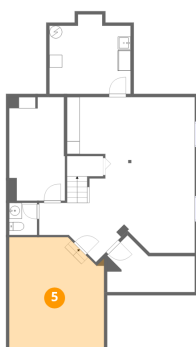
4 Floor 1 - Office



Dimensions: 8'9" x 16'3"
Area: 142 sq. ft
Counted as living area: Yes

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

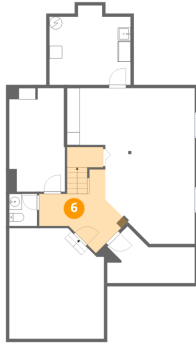
5 Floor 1 - Storage



Dimensions: 14'11" x 17'4"
Area: 258 sq. ft
Counted as living area: No

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

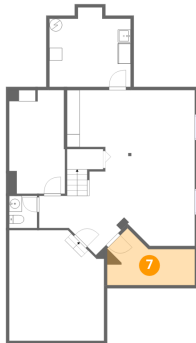
6 Floor 1 - Hall



Dimensions: 13'1" x 13'1"
Area: 171 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 - Storage



Dimensions: 13'9" x 8'11"
Area: 122 sq. ft
Counted as living area: No

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

8 Floor 2 - Hall



Dimensions: 3'3" x 5'6"
Area: 18 sq. ft
Counted as living area: Yes

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

9 Floor 2 - Living Room



Dimensions: 10'1" x 16'7"
Area: 168 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 - Laundry



Dimensions: 8'9" x 7'9"
Area: 68 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 - Foyer



Dimensions: 9'11" x 16'11"
Area: 168 sq. ft
Counted as living area: Yes

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

12 Floor 2 - Garage



Dimensions: 14'11" x 18'0"
Area: 268 sq. ft
Counted as living area: No

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

13 Floor 2 - Dining Area



Dimensions: 10'2" x 8'9"
Area: 88 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 - Family Room



Dimensions: 12'9" x 10'3"
Area: 131 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 2 - Kitchen



Dimensions: 19'0" x 9'9"
Area: 186 sq. ft
Counted as living area: Yes

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

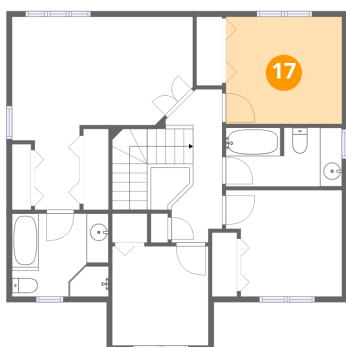
16 Floor 2 - Bath



Dimensions: 5'2" x 5'6"
Area: 28 sq. ft
Counted as living area: Yes

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

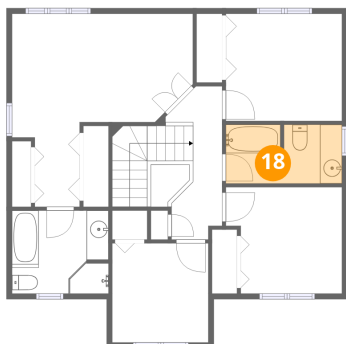
17 Floor 3 - Bedroom



Dimensions: 10'6" x 9'9"
Area: 102 sq. ft
Counted as living area: Yes

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

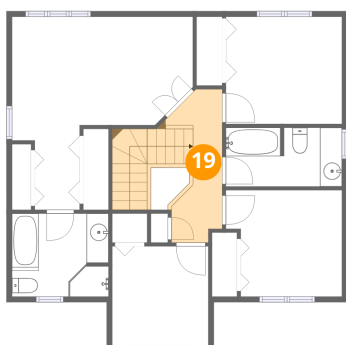
18 Floor 3 - Bath



Dimensions: 10'6" x 5'4"
Area: 56 sq. ft
Counted as living area: Yes

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

19 Floor 3 - Hall



Dimensions: 5'1" x 13'11"
Area: 71 sq. ft
Counted as living area: Yes

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

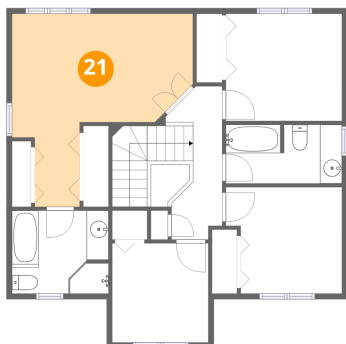
20 Floor 3 - Bedroom



Dimensions: 10'6" x 9'8"
Area: 101 sq. ft
Counted as living area: Yes

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

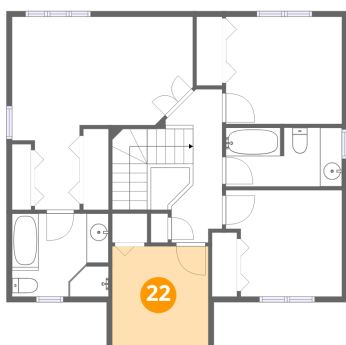
21 Floor 3 - Primary Bedroom



Dimensions: 16'4" x 17'5"
Area: 285 sq. ft
Counted as living area: Yes

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

22 Floor 3 - Bedroom



Dimensions: 8'9" x 9'0"
Area: 78 sq. ft
Counted as living area: Yes

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

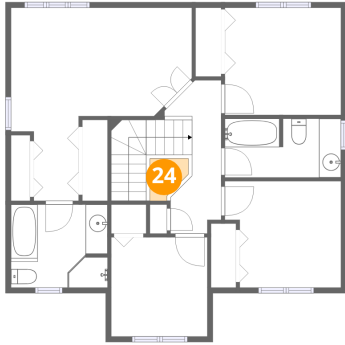
23 Floor 3 - Primary Bath



Dimensions: 8'9" x 7'6"
Area: 66 sq. ft
Counted as living area: Yes

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

24 Floor 3 - Open To Below



Dimensions: 3'6" x 3'10"
Area: 13 sq. ft
Counted as living area: No

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