

Home data report

3421 Summerbreeze Drive, Osgoode - Vernon, Osgoode,  
Ontario, Canada, K0A 2W0



**Total Area: 2798 sq. ft**  
Below Ground: 1300 sq. ft, 1st Floor: 1498 sq. ft  
Excluded: Utility 149 sq. ft, Garage 472 sq. ft, Fireplace 17 sq. ft, Walls: 211 sq. ft

Property summary

 **2** Floors

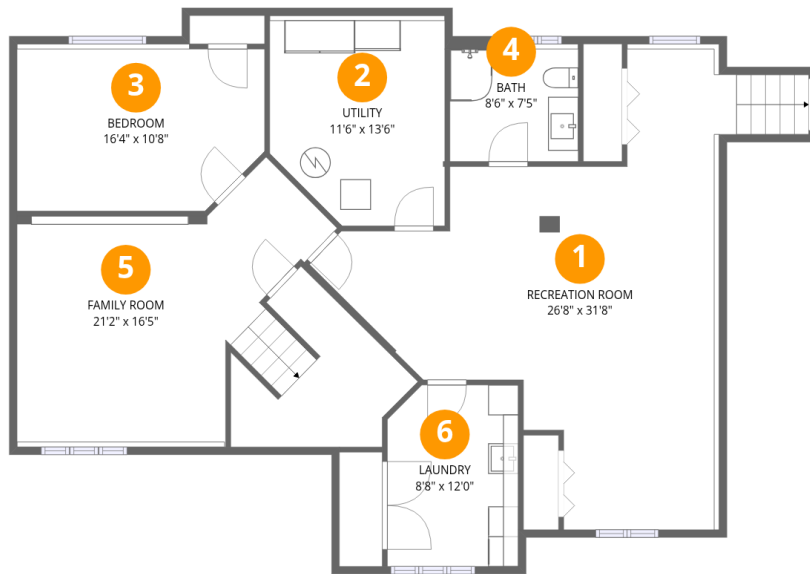
 **4** Bedrooms

 **3** Bathrooms

 **1** Garages

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## Room dimensions

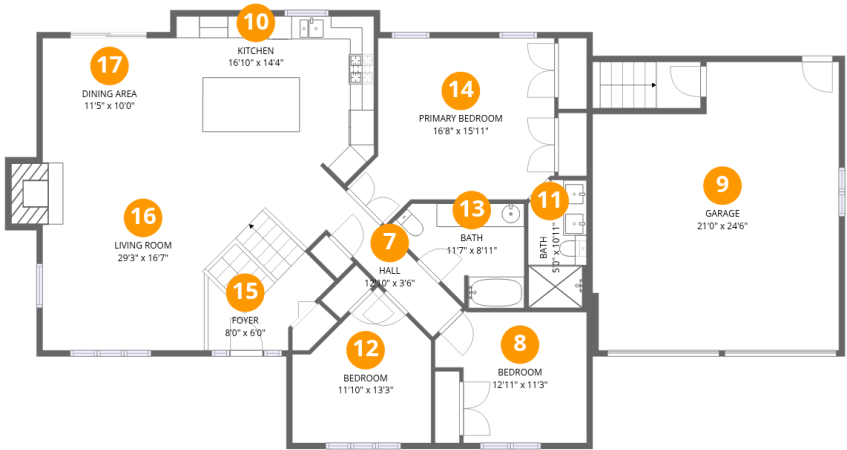
Floor 1 Below grade

Total:1300sqft

Excluded: 149sqft

#		Dimensions	sqft	Counted as living area
1	Recreation Room	26'8" x 31'8"	493 sq. ft	Yes
2	Utility	11'6" x 13'6"	149 sq. ft	No
3	Bedroom	16'4" x 10'8"	171 sq. ft	Yes
4	Bath	8'6" x 7'5"	64 sq. ft	Yes
5	Family Room	21'2" x 16'5"	353 sq. ft	Yes
6	Laundry	8'8" x 12'0"	101 sq. ft	Yes

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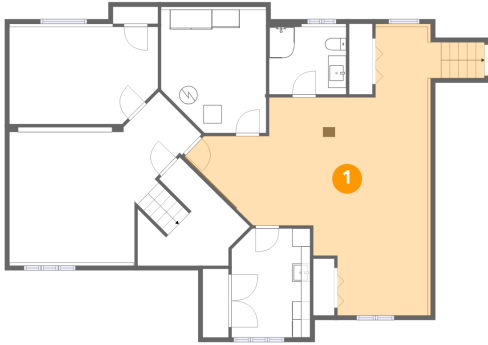
Room dimensions

Floor 2 Total:1498sqft    Excluded: 489sqft

#		Dimensions	sqft	Counted as living area
7	Hall	12'10" x 3'6"	45 sq. ft	Yes
8	Bedroom	12'11" x 11'3"	125 sq. ft	Yes
9	Garage	21'0" x 24'6"	472 sq. ft	No
10	Kitchen	16'10" x 14'4"	206 sq. ft	Yes
11	Bath	5'0" x 10'11"	52 sq. ft	Yes
12	Bedroom	11'10" x 13'3"	121 sq. ft	Yes
13	Bath	11'7" x 8'11"	77 sq. ft	Yes
14	Primary Bedroom	16'8" x 15'11"	214 sq. ft	Yes
15	Foyer	8'0" x 6'0"	88 sq. ft	Yes
16	Living Room	29'3" x 16'7"	318 sq. ft	Yes
17	Dining Area	11'5" x 10'0"	113 sq. ft	Yes

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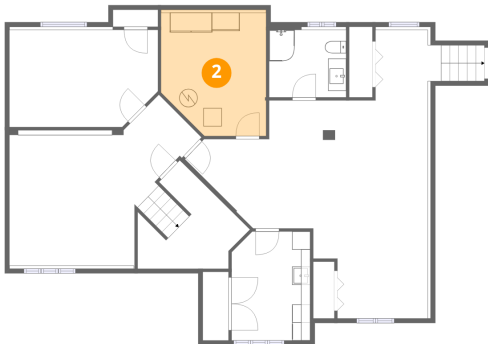
## 1 Floor 1 - Recreation Room



Dimensions: 26'8" x 31'8"  
Area: 493 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: 11'6" x 13'6"  
Area: 149 sq. ft  
Counted as living area: No

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

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### 3 Floor 1 - Bedroom



Dimensions: 16'4" x 10'8"  
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

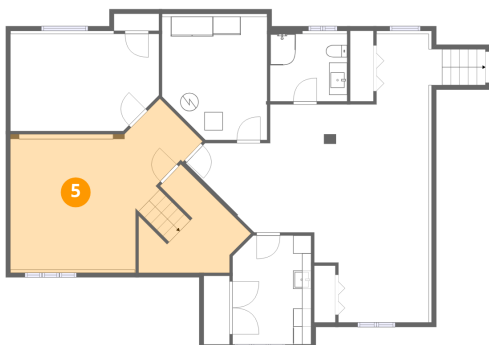
### 4 Floor 1 - Bath



Dimensions: 8'6" x 7'5"  
Area: 64 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 - Family Room

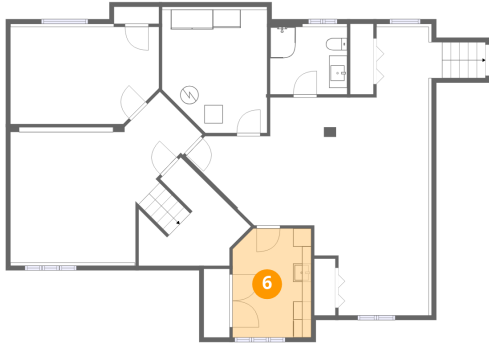


Dimensions: 21'2" x 16'5"  
Area: 353 sq. ft  
Counted as living area: Yes

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

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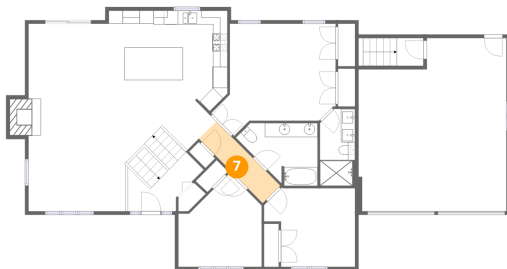
## 6 Floor 1 - Laundry



Dimensions: 8'8" x 12'0"  
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

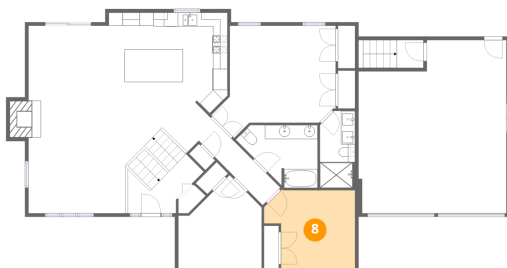
## 7 Floor 2 - Hall



Dimensions: 12'10" x 3'6"  
Area: 45 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 - Bedroom



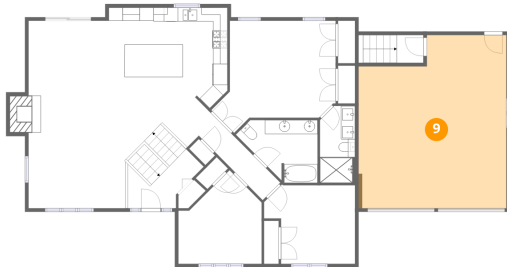
Dimensions: 12'11" x 11'3"  
Area: 125 sq. ft  
Counted as living area: Yes

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

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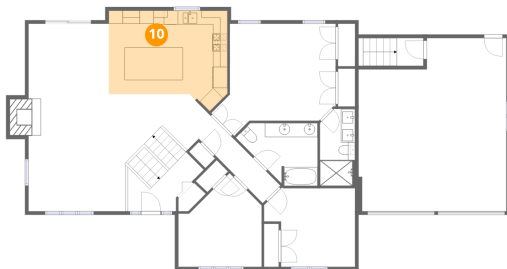
### 9 Floor 2 - Garage



Dimensions: 21'0" x 24'6"  
Area: 472 sq. ft  
Counted as living area: No

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

### 10 Floor 2 - Kitchen



Dimensions: 16'10" x 14'4"  
Area: 206 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 - Bath

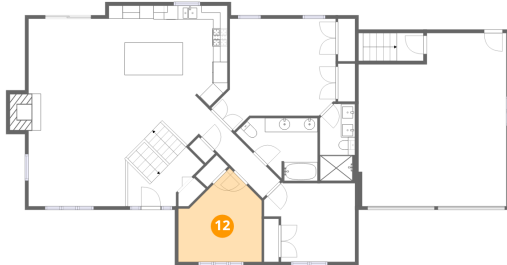


Dimensions: 5'0" x 10'11"  
Area: 52 sq. ft  
Counted as living area: Yes

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

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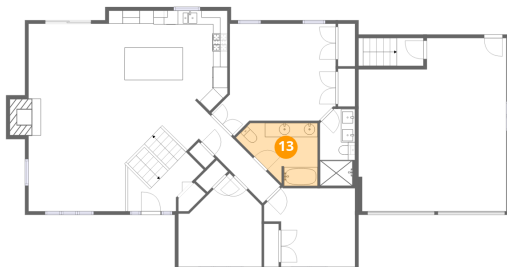
## 12 Floor 2 - Bedroom



Dimensions: 11'10" x 13'3"  
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

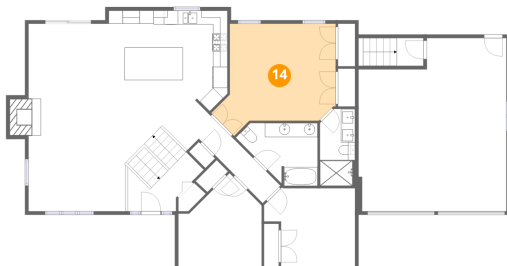
## 13 Floor 2 - Bath



Dimensions: 11'7" x 8'11"  
Area: 77 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 2 - Primary Bedroom



Dimensions: 16'8" x 15'11"  
Area: 214 sq. ft  
Counted as living area: Yes

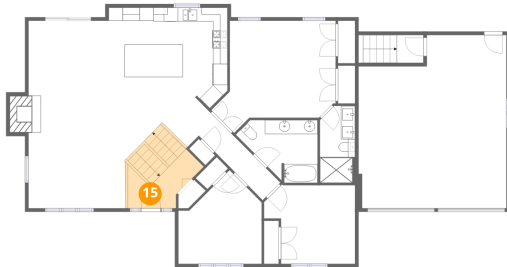
Heated: Yes  
Finished: Yes  
Enclosed: Yes  
Contiguous: Yes  
Permitted: Yes  
Wet space: No  
Addition: No  
Conversion: No



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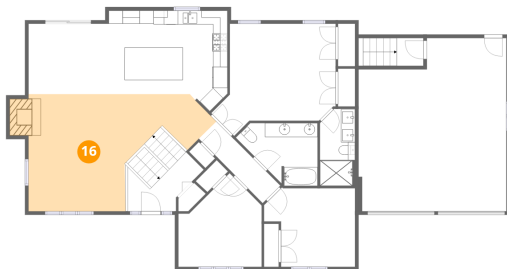
### 15 Floor 2 - Foyer



Dimensions: 8'0" x 6'0"  
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

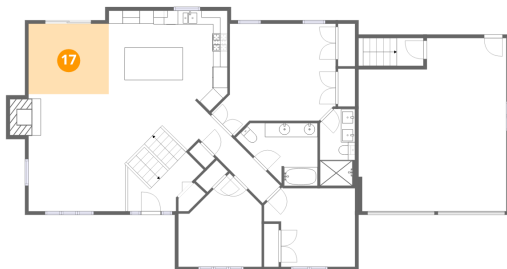
### 16 Floor 2 - Living Room



Dimensions: 29'3" x 16'7"  
Area: 318 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 2 - Dining Area



Dimensions: 11'5" x 10'0"  
Area: 113 sq. ft  
Counted as living area: Yes

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