

## Home data report

4041 Winsor Drive, Farmers Branch, Dallas County, Texas,  
United States, 75244

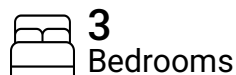


**Total Area: 2000 sq. ft**

1st Floor: 370 sq. ft, 2nd Floor: 808 sq. ft, 3rd Floor: 822 sq. ft

Excluded: Storage 28 sq. ft, Garage 421 sq. ft, Porch 173 sq. ft, Balcony 149 sq. ft, Open to below 14 sq. ft, Walls: 154 sq. ft

## Property summary



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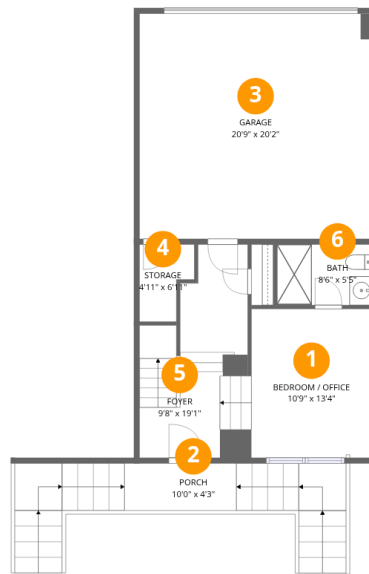
**1**  
Half baths



**1**  
Garages

# Home data report

## 4041 Winsor Drive, Farmers Branch, Dallas County, Texas, United States, 75244



### Room dimensions

Floor 1

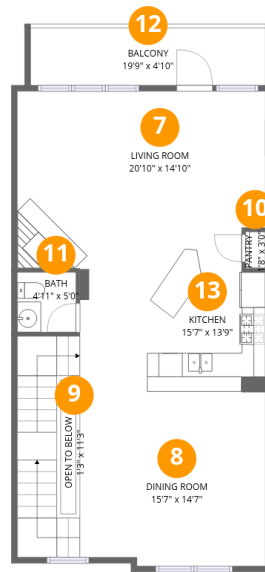
Total:370sqft

Excluded: 622sqft

#		Dimensions	sqft	Counted as living area
1	Bedroom / Office	10'9" x 13'4"	144 sq. ft	Yes
2	Porch	10'0" x 4'3"	42 sq. ft	No
3	Garage	20'9" x 20'2"	419 sq. ft	No
4	Storage	4'11" x 6'11"	34 sq. ft	No
5	Foyer	9'8" x 19'1"	186 sq. ft	Yes
6	Bath	8'6" x 5'5"	46 sq. ft	Yes

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## Room dimensions

Floor 2

Total:808sqft

Excluded: 109sqft

#		Dimensions	sqft	Counted as living area
7	Living Room	20'10" x 14'10"	308 sq. ft	Yes
8	Dining Room	15'7" x 14'7"	228 sq. ft	No
9	Open To Below	1'3" x 11'3"	14 sq. ft	No
10	Pantry	1'8" x 3'0"	5 sq. ft	Yes
11	Bath	4'11" x 5'0"	24 sq. ft	Yes
12	Balcony	19'9" x 4'10"	95 sq. ft	No
13	Kitchen	15'7" x 13'9"	213 sq. ft	Yes

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## Room dimensions

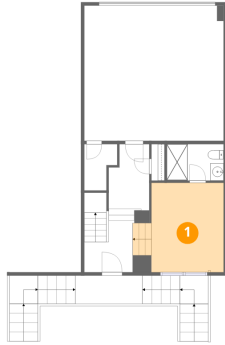
Floor 3

Total:822sqft Excluded: 54sqft

#		Dimensions	sqft	Counted as living area
14	Primary Bath	8'4" x 14'10"	123 sq. ft	Yes
15	Bedroom	10'9" x 16'0"	172 sq. ft	Yes
16	W.I.C.	6'5" x 9'9"	63 sq. ft	Yes
17	W.I.C.	6'1" x 6'2"	37 sq. ft	Yes
18	Primary Bedroom	12'2" x 17'3"	210 sq. ft	Yes
19	Bath	9'8" x 5'2"	50 sq. ft	Yes
20	Balcony	10'10" x 4'11"	54 sq. ft	No
21	Bath	3'1" x 5'6"	17 sq. ft	Yes
22	Laundry	4'0" x 5'9"	23 sq. ft	Yes
23	Hall	9'8" x 9'11"	96 sq. ft	Yes

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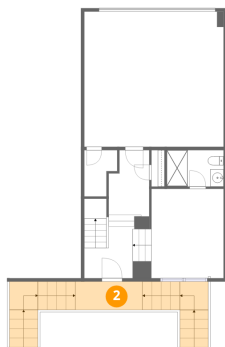
## 1 Floor 1 - Bedroom / Office



Dimensions: 10'9" x 13'4"  
Area: 144 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 - Porch

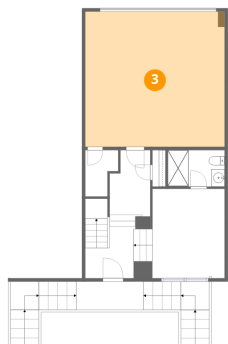


Dimensions: 10'0" x 4'3"  
Area: 42 sq. ft  
Counted as living area: No

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

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### 3 Floor 1 - Garage



Dimensions: 20'9" x 20'2"  
Area: 419 sq. ft  
Counted as living area: No

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

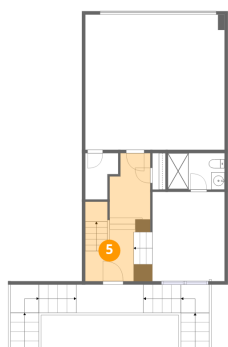
### 4 Floor 1 - Storage



Dimensions: 4'11" x 6'11"  
Area: 34 sq. ft  
Counted as living area: No

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

### 5 Floor 1 - Foyer

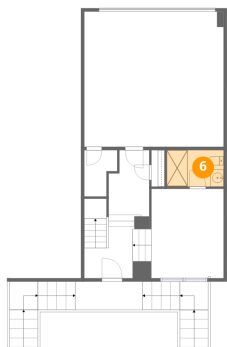


Dimensions: 9'8" x 19'1"  
Area: 186 sq. ft  
Counted as living area: Yes

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

**6** Floor 1 - Bath

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Dimensions: 8'6" x 5'5"  
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

**7** Floor 2 - Living Room

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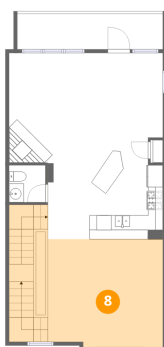


Dimensions: 20'10" x 14'10"  
Area: 308 sq. ft  
Counted as living area: Yes

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

**8** Floor 2 - Dining Room

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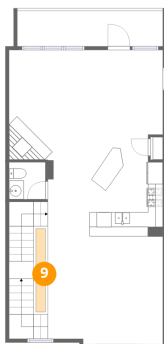
Dimensions: 15'7" x 14'7"  
Area: 228 sq. ft  
Counted as living area: No

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



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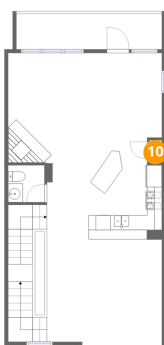
### 9 Floor 2 - Open To Below



Dimensions: 1'3" x 11'3"  
Area: 14 sq. ft  
Counted as living area: No

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

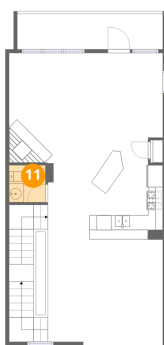
### 10 Floor 2 - Pantry



Dimensions: 1'8" x 3'0"  
Area: 5 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

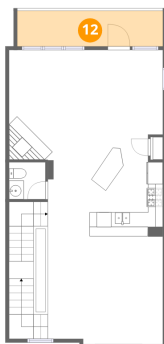


Dimensions: 4'11" x 5'0"  
Area: 24 sq. ft  
Counted as living area: Yes

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

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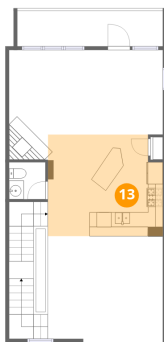
## 12 Floor 2 - Balcony



Dimensions: 19'9" x 4'10"  
Area: 95 sq. ft  
Counted as living area: No

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

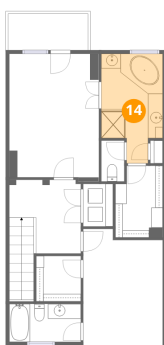
## 13 Floor 2 - Kitchen



Dimensions: 15'7" x 13'9"  
Area: 213 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 3 - Primary Bath



Dimensions: 8'4" x 14'10"  
Area: 123 sq. ft  
Counted as living area: Yes

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

**15** Floor 3 - Bedroom

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Dimensions: 10'9" x 16'0"  
Area: 172 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 - W.I.C.

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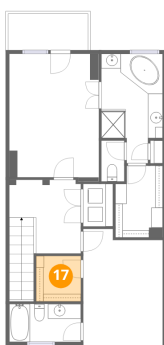


Dimensions: 6'5" x 9'9"  
Area: 63 sq. ft  
Counted as living area: Yes

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

**17** Floor 3 - W.I.C.

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Dimensions: 6'1" x 6'2"  
Area: 37 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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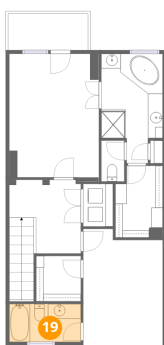
### 18 Floor 3 - Primary Bedroom



Dimensions: 12'2" x 17'3"  
Area: 210 sq. ft  
Counted as living area: Yes

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

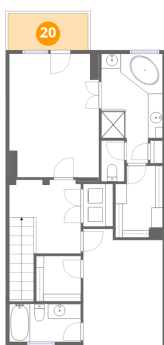
### 19 Floor 3 - Bath



Dimensions: 9'8" x 5'2"  
Area: 50 sq. ft  
Counted as living area: Yes

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

### 20 Floor 3 - Balcony



Dimensions: 10'10" x 4'11"  
Area: 54 sq. ft  
Counted as living area: No

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

**21** Floor 3 - Bath

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Dimensions: 3'1" x 5'6"  
Area: 17 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 - Laundry

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Dimensions: 4'0" x 5'9"  
Area: 23 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 - Hall

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Dimensions: 9'8" x 9'11"  
Area: 96 sq. ft  
Counted as living area: Yes

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