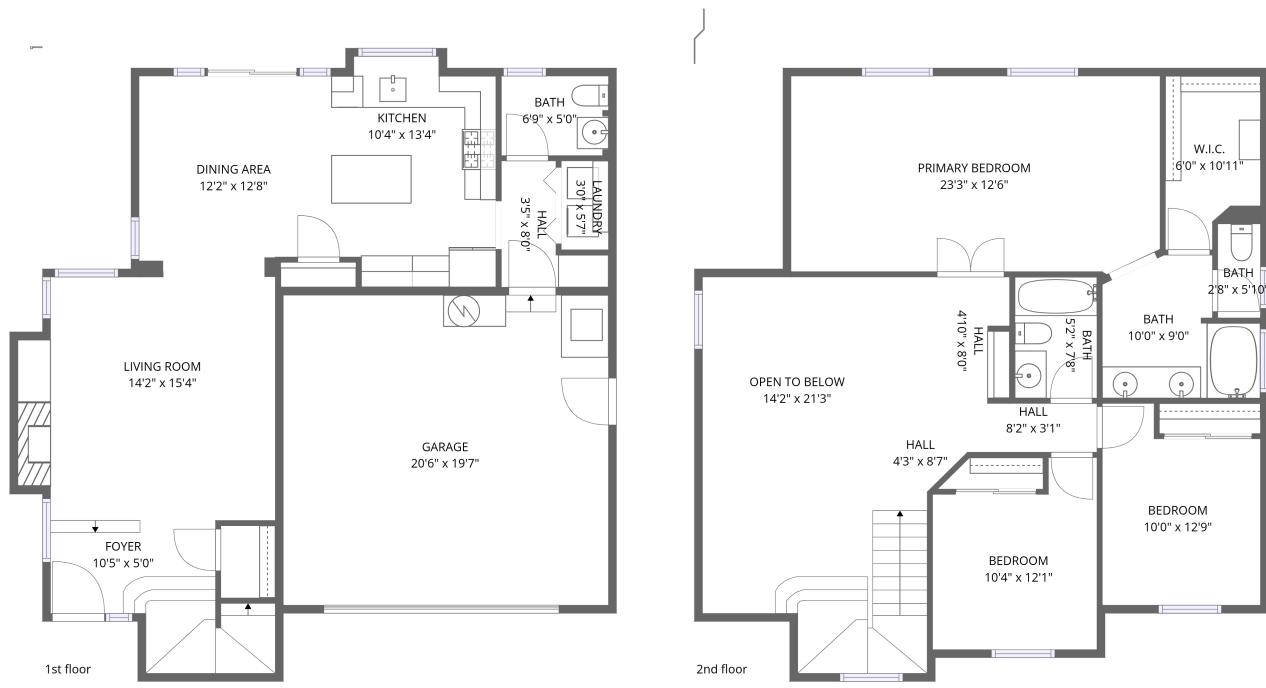


Home data report

7301 South Florentine Drive, Sparks, Nevada, United States



Total Area: 1672 sq. ft

1st Floor: 747 sq. ft, 2nd Floor: 925 sq. ft

Excluded: Garage 401 sq. ft, Open to below 246 sq. ft, Walls: 170 sq. ft

Property summary

 **2**
Floors

 **3**
Bedrooms

 **2**
Bathrooms

Home data report

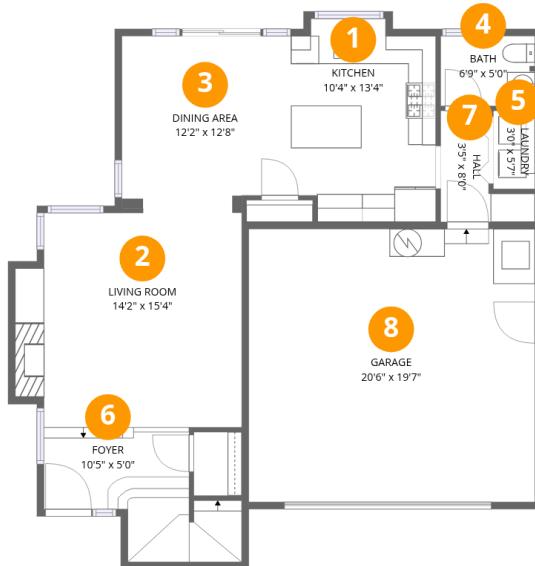
7301 South Florentine Drive, Sparks, Nevada, United States

 1
Half baths

 1
Garages

Home data report

7301 South Florentine Drive, Sparks, Nevada, United States



Room dimensions

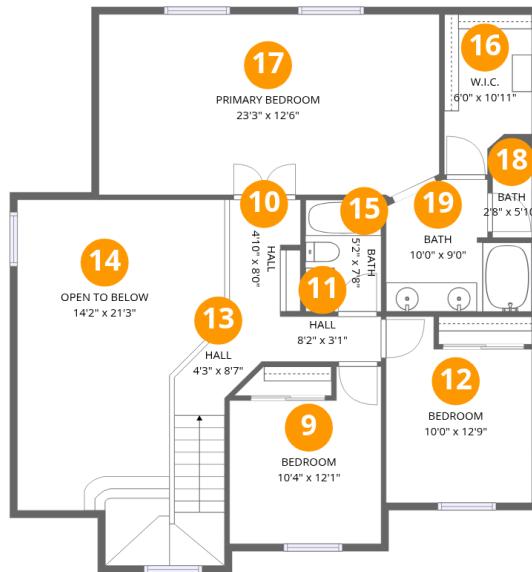
Floor 1

Total: 747sqft Excluded: 401sqft

#		Dimensions	sqft	Counted as living area
1	Kitchen	10'4" x 13'4"	134 sq. ft	Yes
2	Living Room	14'2" x 15'4"	236 sq. ft	Yes
3	Dining Area	12'2" x 12'8"	149 sq. ft	Yes
4	Bath	6'9" x 5'0"	34 sq. ft	Yes
5	Laundry	3'0" x 5'7"	17 sq. ft	Yes
6	Foyer	10'5" x 5'0"	94 sq. ft	Yes
7	Hall	3'5" x 8'0"	34 sq. ft	Yes
8	Garage	20'6" x 19'7"	401 sq. ft	No

Home data report

7301 South Florentine Drive, Sparks, Nevada, United States



Room dimensions

Floor 2

Total: 925sqft Excluded: 246sqft

#		Dimensions	sqft	Counted as living area
9	Bedroom	10'4" x 12'1"	109 sq. ft	Yes
10	Hall	4'10" x 8'0"	40 sq. ft	Yes
11	Hall	8'2" x 3'1"	25 sq. ft	Yes
12	Bedroom	10'0" x 12'9"	112 sq. ft	Yes
13	Hall	4'3" x 8'7"	97 sq. ft	Yes
14	Open To Below	14'2" x 21'3"	246 sq. ft	No
15	Bath	5'2" x 7'8"	40 sq. ft	Yes
16	W.I.C.	6'0" x 10'11"	58 sq. ft	Yes
17	Primary Bedroom	23'3" x 12'6"	285 sq. ft	Yes
18	Bath	2'8" x 5'10"	18 sq. ft	Yes
19	Bath	10'0" x 9'0"	73 sq. ft	Yes

Scan captured on Wed, 17 Dec 2025 02:01:03 GMT

1 Floor 1 - Kitchen



Dimensions: 10'4" x 13'4"
Area: 134 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 - Living Room



Dimensions: 14'2" x 15'4"
Area: 236 sq. ft
Counted as living area: Yes

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

3 Floor 1 - Dining Area



Dimensions: 12'2" x 12'8"
Area: 149 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: 6'9" x 5'0"
Area: 34 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 - Laundry



Dimensions: 3'0" x 5'7"
Area: 17 sq. ft
Counted as living area: Yes

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

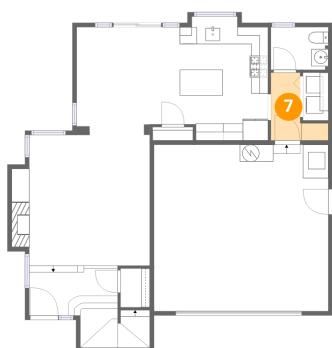
6 Floor 1 - Foyer



Dimensions: 10'5" x 5'0"
Area: 94 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 - Hall



Dimensions: 3'5" x 8'0"
Area: 34 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 1 - Garage



Dimensions: 20'6" x 19'7"
Area: 401 sq. ft
Counted as living area: No

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

9 Floor 2 - Bedroom



Dimensions: 10'4" x 12'1"
Area: 109 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 - Hall



Dimensions: 4'10" x 8'0"
Area: 40 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 - Hall



Dimensions: 8'2" x 3'1"
Area: 25 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 - Bedroom



Dimensions: 10'0" x 12'9"
Area: 112 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 - Hall



Dimensions: 4'3" x 8'7"
Area: 97 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 - Open To Below



Dimensions: 14'2" x 21'3"
Area: 246 sq. ft
Counted as living area: No

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

15 Floor 2 - Bath



Dimensions: 5'2" x 7'8"
Area: 40 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 2 - W.I.C.



Dimensions: 6'0" x 10'11"
Area: 58 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 - Primary Bedroom



Dimensions: 23'3" x 12'6"
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

18 Floor 2 - Bath



Dimensions: 2'8" x 5'10"
Area: 18 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 2 - Bath



Dimensions: 10'0" x 9'0"
Area: 73 sq. ft
Counted as living area: Yes

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