

Home data report

159 Britannia Ave, Bradford, ON, CA



## Total Area: 1746 sq. ft

1st Floor: 280 sq. ft, 2nd Floor: 349 sq. ft, 3rd Floor: 604 sq. ft, 4th Floor: 513 sq. ft

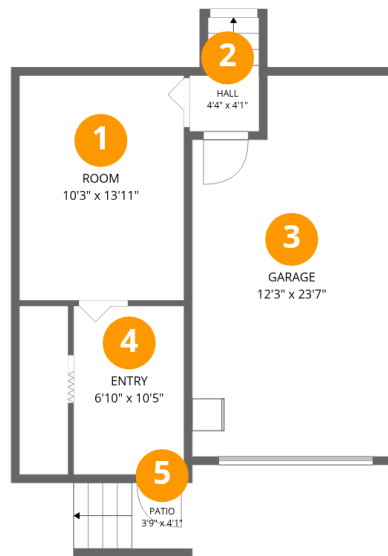
Excluded: Garage 272 sq. ft, Patio 30 sq. ft, Utility 134 sq. ft, Balcony 67 sq. ft, Porch 23 sq. ft, Deck 254 sq. ft, Walls: 224 sq. ft

## Property summary



# Home data report

## 159 Britannia Ave, Bradford, ON, CA



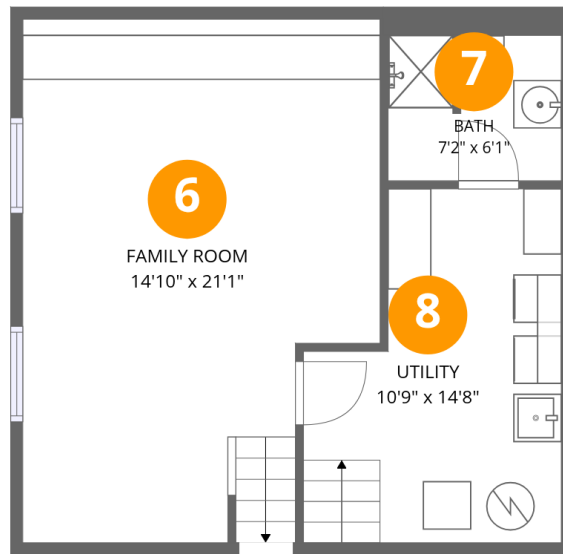
### Room dimensions

Floor 1

Total:280sqft

Excluded: 302sqft

#		Dimensions	sqft	Counted as living area
1	Room	10'3" x 13'11"	142 sq. ft	Yes
2	Hall	4'4" x 4'1"	26 sq. ft	Yes
3	Garage	12'3" x 23'7"	272 sq. ft	No
4	Entry	6'10" x 10'5"	72 sq. ft	Yes
5	Patio	3'9" x 4'1"	30 sq. ft	No



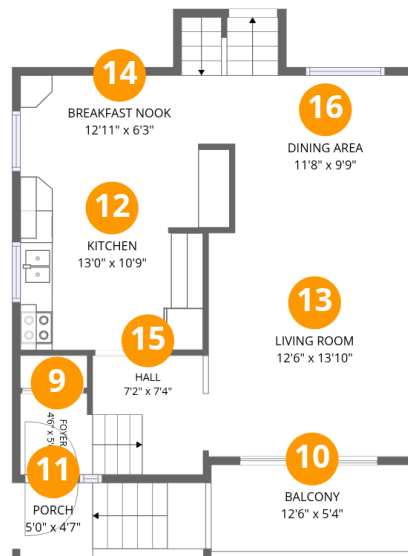
## Room dimensions

Floor 2

Total:349sqft

Excluded: 134sqft

#		Dimensions	sqft	Counted as living area
6	Family Room	14'10" x 21'1"	294 sq. ft	Yes
7	Bath	7'2" x 6'1"	42 sq. ft	Yes
8	Utility	10'9" x 14'8"	134 sq. ft	No

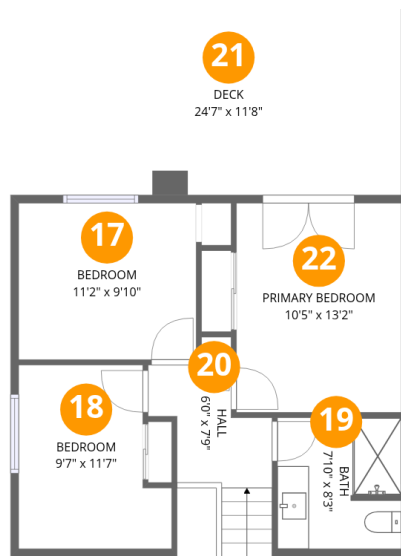


## Room dimensions

Floor 3

Total:604sqft Excluded: 90sqft

#		Dimensions	sqft	Counted as living area
9	Foyer	4'6" x 5'0"	22 sq. ft	Yes
10	Balcony	12'6" x 5'4"	67 sq. ft	No
11	Porch	5'0" x 4'7"	23 sq. ft	No
12	Kitchen	13'0" x 10'9"	126 sq. ft	Yes
13	Living Room	12'6" x 13'10"	173 sq. ft	Yes
14	Breakfast Nook	12'11" x 6'3"	88 sq. ft	Yes
15	Hall	7'2" x 7'4"	53 sq. ft	Yes
16	Dining Area	11'8" x 9'9"	121 sq. ft	Yes



## Room dimensions

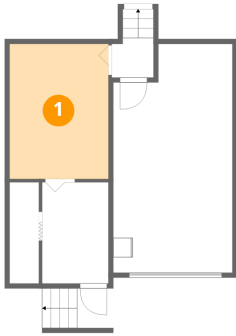
Floor 4

Total:513sqft

Excluded: 254sqft

#		Dimensions	sqft	Counted as living area
17	Bedroom	11'2" x 9'10"	110 sq. ft	Yes
18	Bedroom	9'7" x 11'7"	98 sq. ft	Yes
19	Bath	7'10" x 8'3"	63 sq. ft	Yes
20	Hall	6'0" x 7'9"	56 sq. ft	Yes
21	Deck	24'7" x 11'8"	254 sq. ft	No
22	Primary Bedroom	10'5" x 13'2"	137 sq. ft	Yes

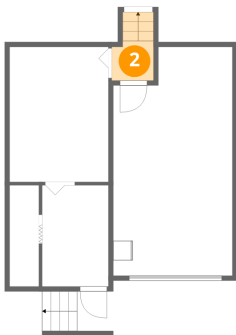
## 1 Floor 1 - Room



Dimensions: 10'3" x 13'11"  
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

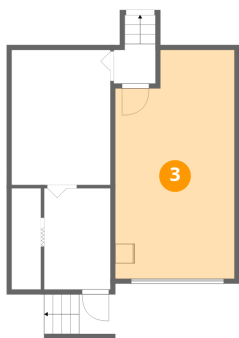
## 2 Floor 1 - Hall



Dimensions: 4'4" x 4'1"  
Area: 26 sq. ft  
Counted as living area: Yes

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

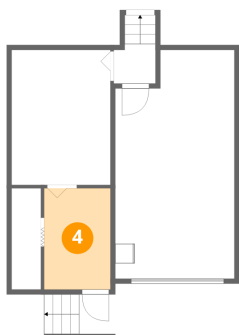
### 3 Floor 1 - Garage



Dimensions: 12'3" x 23'7"  
Area: 272 sq. ft  
Counted as living area: No

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

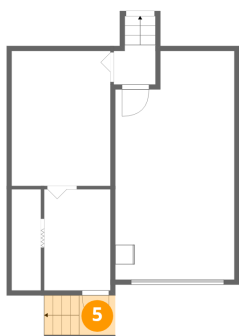
### 4 Floor 1 - Entry



Dimensions: 6'10" x 10'5"  
Area: 72 sq. ft  
Counted as living area: Yes

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

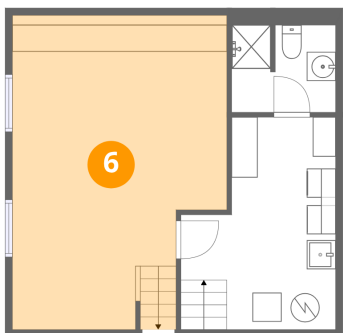
### 5 Floor 1 - Patio



Dimensions: 3'9" x 4'1"  
Area: 30 sq. ft  
Counted as living area: No

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

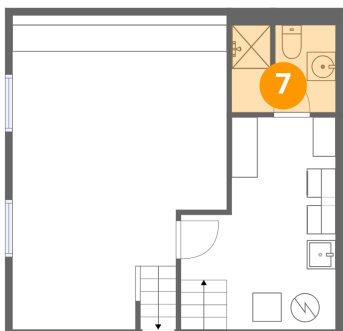
## 6 Floor 2 - Family Room



Dimensions: 14'10" x 21'1"  
Area: 294 sq. ft  
Counted as living area: No

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

## 7 Floor 2 - Bath



Dimensions: 7'2" x 6'1"  
Area: 42 sq. ft  
Counted as living area: No

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

## 8 Floor 2 - Utility



Dimensions: 10'9" x 14'8"  
Area: 134 sq. ft  
Counted as living area: No

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

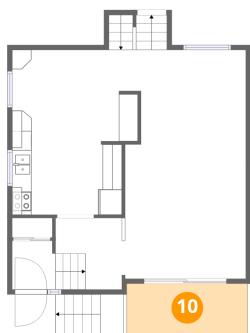
### 9 Floor 3 - Foyer



Dimensions: 4'6" x 5'0"  
Area: 22 sq. ft  
Counted as living area: Yes

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

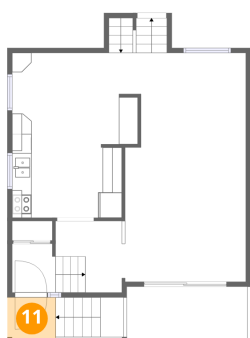
### 10 Floor 3 - Balcony



Dimensions: 12'6" x 5'4"  
Area: 67 sq. ft  
Counted as living area: No

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

### 11 Floor 3 - Porch



Dimensions: 5'0" x 4'7"  
Area: 23 sq. ft  
Counted as living area: No

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

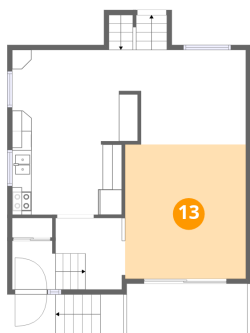
### 12 Floor 3 - Kitchen



Dimensions: 13'0" x 10'9"  
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

### 13 Floor 3 - Living Room



Dimensions: 12'6" x 13'10"  
Area: 173 sq. ft  
Counted as living area: Yes

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

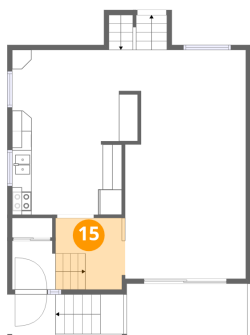
### 14 Floor 3 - Breakfast Nook



Dimensions: 12'11" x 6'3"  
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

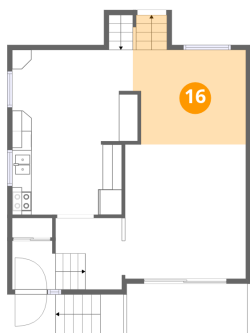
### 15 Floor 3 - Hall



Dimensions: 7'2" x 7'4"  
Area: 53 sq. ft  
Counted as living area: Yes

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

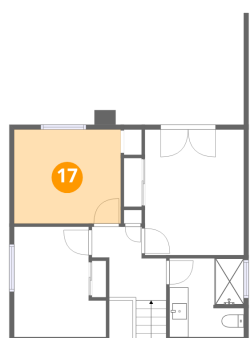
### 16 Floor 3 - Dining Area



Dimensions: 11'8" x 9'9"  
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

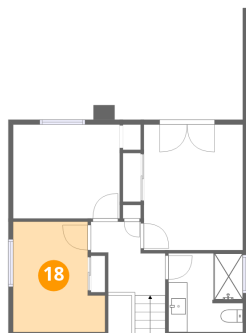
### 17 Floor 4 - Bedroom



Dimensions: 11'2" x 9'10"  
Area: 110 sq. ft  
Counted as living area: Yes

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

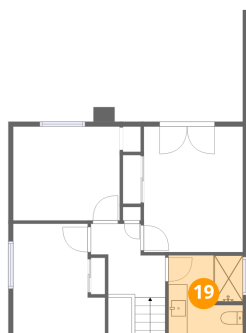
### 18 Floor 4 - Bedroom



Dimensions: 9'7" x 11'7"  
Area: 98 sq. ft  
Counted as living area: Yes

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

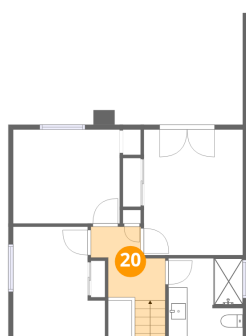
### 19 Floor 4 - Bath



Dimensions: 7'10" x 8'3"  
Area: 63 sq. ft  
Counted as living area: Yes

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

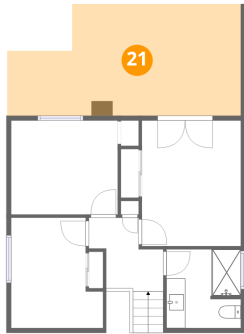
### 20 Floor 4 - Hall



Dimensions: 6'0" x 7'9"  
Area: 56 sq. ft  
Counted as living area: Yes

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

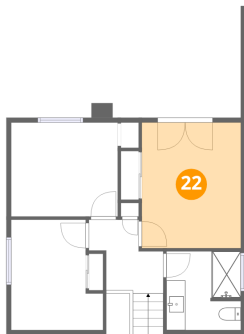
## 21 Floor 4 - Deck



Dimensions: 24'7" x 11'8"  
Area: 254 sq. ft  
Counted as living area: No

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

## 22 Floor 4 - Primary Bedroom



Dimensions: 10'5" x 13'2"  
Area: 137 sq. ft  
Counted as living area: Yes

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