

## Home data report

# 197 Hillside Dr, Kawartha Lakes, ON, CA



**Total Area: 2600 sq. ft**

Basement 1: 760 sq. ft, 1st Floor: 974 sq. ft, 2nd Floor: 684 sq. ft, 3rd Floor: 182 sq. ft

Excluded: Utility 110 sq. ft, Cold storage 47 sq. ft, Balcony 158 sq. ft, Low ceiling 283 sq. ft, Open to below 332 sq. ft, Walls: 266 sq. ft

## Property summary

 **4**  
Floors

 **3**  
Bedrooms

 **1**  
Bathrooms

 **1**  
Half baths

Home data report

# 197 Hillside Dr,Kawartha Lakes,ON,CA



## Room dimensions

Floor 1 Below grade

Total: 760sqft      Excluded: 157sqft

#		Dimensions	sqft	Counted as living area
1	Game Room	21'5" x 14'0"	300 sq. ft	Yes
2	Sitting Room	12'0" x 11'3"	135 sq. ft	Yes
3	Utility	11'7" x 10'8"	124 sq. ft	No
4	Family Room	11'8" x 22'3"	260 sq. ft	Yes
5	Cold Storage	9'8" x 4'10"	47 sq. ft	No

## Home data report

# 197 Hillside Dr,Kawartha Lakes,ON,CA



## Room dimensions

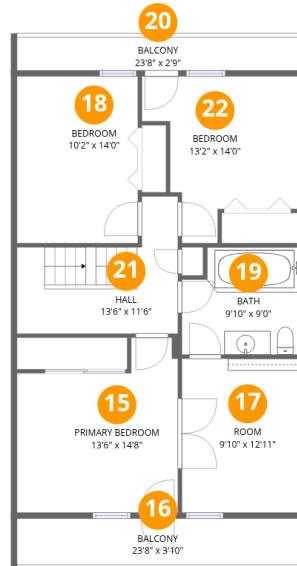
Floor 2

Total: 974sqft    Excluded: 0sqft

#		Dimensions	sqft	Counted as living area
6	Kitchen	11'3" x 13'10"	156 sq. ft	Yes
7	Office	10'11" x 14'0"	153 sq. ft	Yes
8	Bath	8'7" x 6'6"	56 sq. ft	Yes
9	Dining Area	9'4" x 8'5"	78 sq. ft	Yes
10	Hall	3'5" x 7'2"	25 sq. ft	Yes
11	Sun Room	9'8" x 10'7"	102 sq. ft	Yes
12	Living Room	14'5" x 22'3"	320 sq. ft	Yes
13	Laundry	8'7" x 7'2"	62 sq. ft	Yes
14	Hall	3'5" x 6'6"	22 sq. ft	Yes

Home data report

# 197 Hillside Dr,Kawartha Lakes,ON,CA



## Room dimensions

Floor 3

Total: 684sqft    Excluded: 341sqft

#		Dimensions	sqft	Counted as living area
15	Primary Bedroom	13'6" x 14'8"	198 sq. ft	Yes
16	Balcony	23'8" x 3'10"	91 sq. ft	No
17	Room	9'10" x 12'11"	127 sq. ft	Yes
18	Bedroom	10'2" x 14'0"	142 sq. ft	Yes
19	Bath	9'10" x 9'0"	89 sq. ft	Yes
20	Balcony	23'8" x 2'9"	66 sq. ft	No
21	Hall	13'6" x 11'6"	156 sq. ft	Yes
22	Bedroom	13'2" x 14'0"	185 sq. ft	Yes

Home data report

# 197 Hillside Dr,Kawartha Lakes,ON,CA



## Room dimensions

Floor 4

Total: 182sqft      Excluded: 432sqft

#		Dimensions	sqft	Counted as living area
23	Open To Below	23'8" x 14'0"	331 sq. ft	No
24	Loft	12'6" x 22'3"	277 sq. ft	Yes

## 1 Floor 1 - Game Room



Dimensions: 21'5" x 14'0"  
Area: 300 sq. ft  
Counted as living area: Yes

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

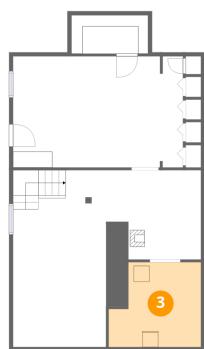
## 2 Floor 1 - Sitting Room



Dimensions: 12'0" x 11'3"  
Area: 135 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 - Utility



Dimensions: 11'7" x 10'8"  
Area: 124 sq. ft  
Counted as living area: No

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

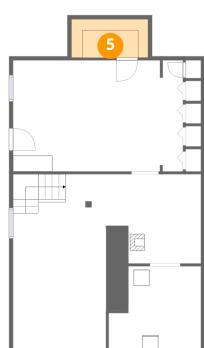
### 4 Floor 1 - Family Room



Dimensions: 11'8" x 22'3"  
Area: 260 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 - Cold Storage



Dimensions: 9'8" x 4'10"  
Area: 47 sq. ft  
Counted as living area: No

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

## 6 Floor 2 - Kitchen



Dimensions: 11'3" x 13'10"  
Area: 156 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 - Office



Dimensions: 10'11" x 14'0"  
Area: 153 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 - Bath



Dimensions: 8'7" x 6'6"  
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

9 Floor 2 - Dining Area



Dimensions: 9'4" x 8'5"  
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

10 Floor 2 - Hall



Dimensions: 3'5" x 7'2"  
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

11 Floor 2 - Sun Room



Dimensions: 9'8" x 10'7"  
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

## 12 Floor 2 - Living Room



Dimensions: 14'5" x 22'3"  
Area: 320 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 - Laundry



Dimensions: 8'7" x 7'2"  
Area: 62 sq. ft  
Counted as living area: Yes

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

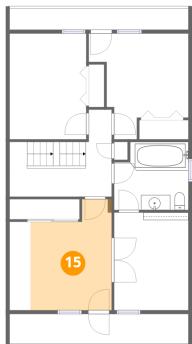
## 14 Floor 2 - Hall



Dimensions: 3'5" x 6'6"  
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

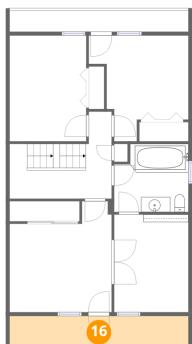
### 15 Floor 3 - Primary Bedroom



Dimensions: 13'6" x 14'8"  
Area: 198 sq. ft  
Counted as living area: Yes

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

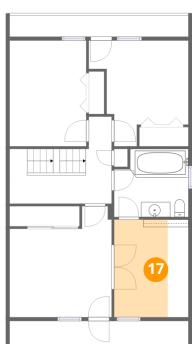
### 16 Floor 3 - Balcony



Dimensions: 23'8" x 3'10"  
Area: 91 sq. ft  
Counted as living area: No

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

### 17 Floor 3 - Room



Dimensions: 9'10" x 12'11"  
Area: 127 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 - Bedroom



Dimensions: 10'2" x 14'0"  
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

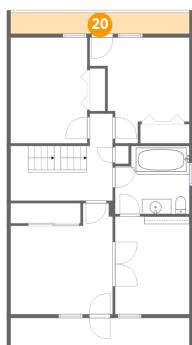
## 19 Floor 3 - Bath



Dimensions: 9'10" x 9'0"  
Area: 89 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: 23'8" x 2'9"  
Area: 66 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 - Hall



Dimensions: 13'6" x 11'6"  
Area: 156 sq. ft  
Counted as living area: Yes

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

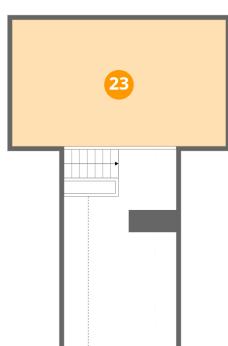
## 22 Floor 3 - Bedroom



Dimensions: 13'2" x 14'0"  
Area: 185 sq. ft  
Counted as living area: Yes

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

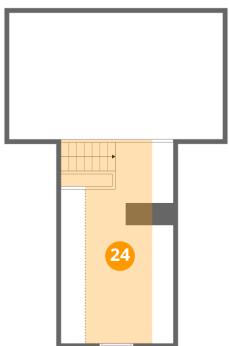
## 23 Floor 4 - Open To Below



Dimensions: 23'8" x 14'0"  
Area: 331 sq. ft  
Counted as living area: No

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

**24** Floor 4 - Loft



Dimensions: 12'6" x 22'3"  
Area: 277 sq. ft  
Counted as living area: Yes

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