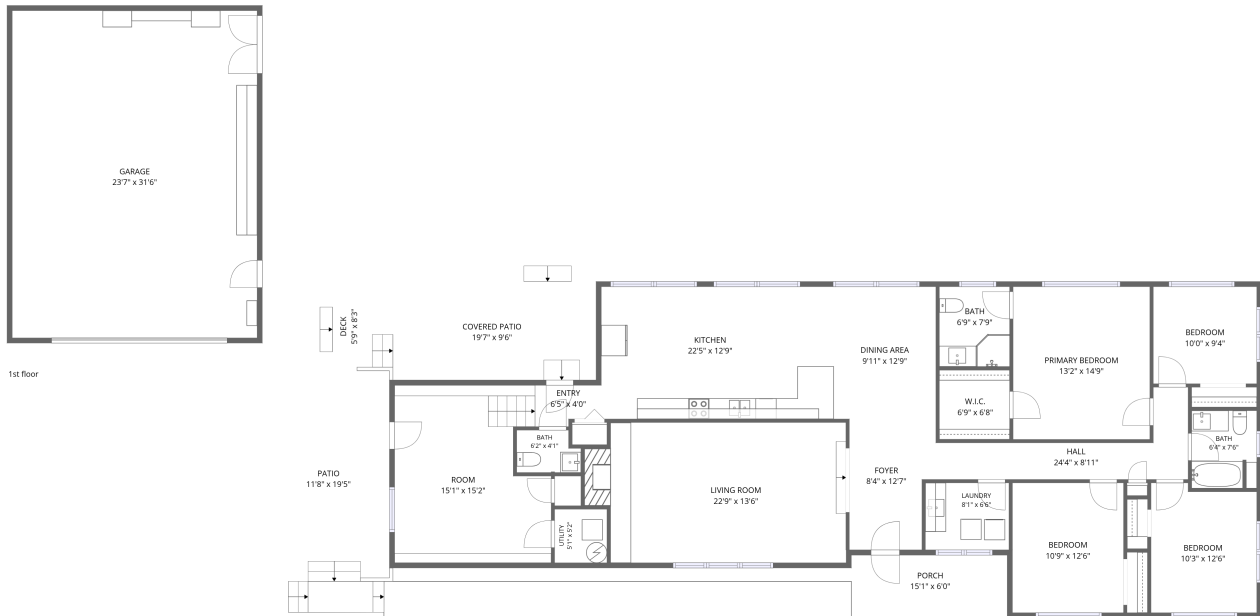




Total Area: 2241 sq. ft

1st Floor: 2241 sq. ft

Excluded: Garage 804 sq. ft, Covered patio 187 sq. ft, Patio 216 sq. ft, Deck 48 sq. ft, Porch 91 sq. ft

Property summary



1 FLOOR



4 Bedrooms



2 Bathrooms

Home data report

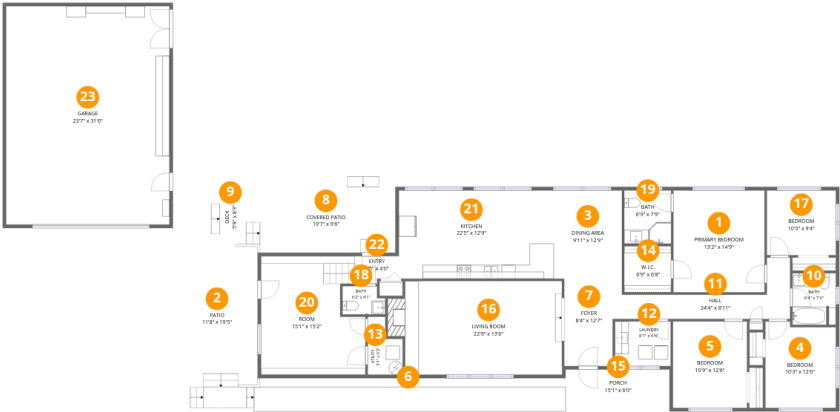
12606 Iris Way, Eagle River, Alaska 99577, United States



1
Half bath



1
Garage



Room dimensions

Floor 1 Total:2241sqft Excluded: 1346sqft

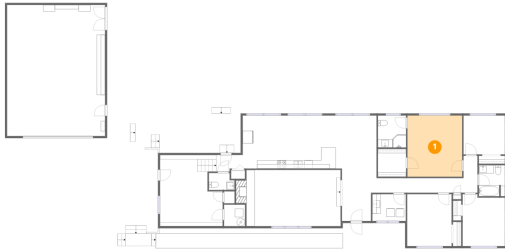
#		Dimensions	sqft	Counted as living area
1	Primary Bedroom	13'2" x 14'9"	195 sq. ft	Yes
2	Patio	11'8" x 19'5"	216 sq. ft	No
3	Dining Area	9'11" x 12'9"	126 sq. ft	Yes
4	Bedroom	10'3" x 12'6"	122 sq. ft	Yes
5	Bedroom	10'9" x 12'6"	135 sq. ft	Yes
6	Walking Path	45'1" x 3'6"	159 sq. ft	No
7	Foyer	8'4" x 12'7"	96 sq. ft	Yes
8	Covered Patio	19'7" x 9'6"	187 sq. ft	No
9	Deck	5'9" x 8'3"	48 sq. ft	No
10	Bath	6'4" x 7'6"	46 sq. ft	Yes
11	Hall	24'4" x 8'11"	104 sq. ft	Yes



#		Dimensions	sqft	Counted as living area
12	Laundry	8'1" x 6'6"	52 sq. ft	Yes
13	Utility	5'1" x 5'2"	26 sq. ft	Yes
14	W.I.C.	6'9" x 6'8"	45 sq. ft	Yes
15	Porch	15'1" x 6'0"	91 sq. ft	No
16	Living Room	22'9" x 13'6"	322 sq. ft	Yes
17	Bedroom	10'0" x 9'4"	94 sq. ft	Yes
18	Bath	6'2" x 4'1"	23 sq. ft	Yes
19	Bath	6'9" x 7'9"	52 sq. ft	Yes
20	Room	15'1" x 15'2"	236 sq. ft	Yes
21	Kitchen	22'5" x 12'9"	287 sq. ft	Yes
22	Entry	6'5" x 4'0"	23 sq. ft	Yes
23	Garage	23'7" x 31'6"	747 sq. ft	No



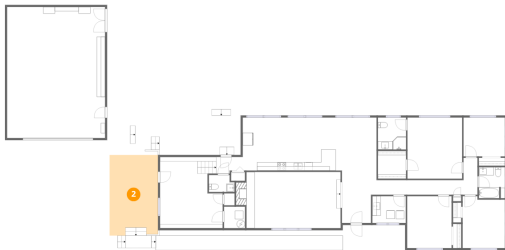
1 Floor 1 - Primary Bedroom



Dimensions: 13'2" x 14'9"
Area: 195 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 - Patio

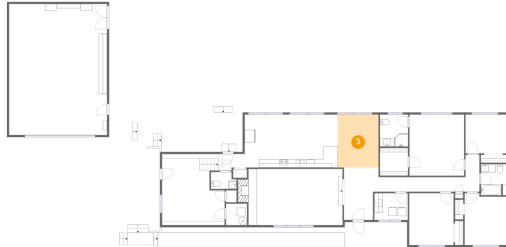


Dimensions: 11'8" x 19'5"
Area: 216 sq. ft
Counted as living area: No

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



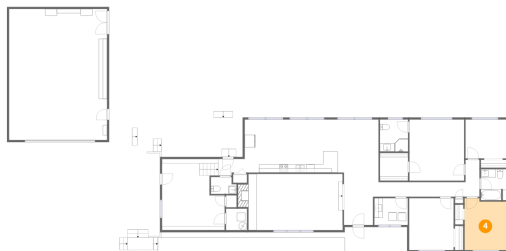
3 Floor 1 - Dining Area



Dimensions: 9'11" x 12'9"
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

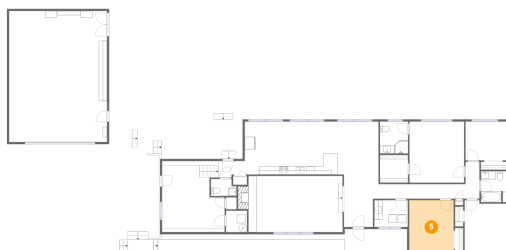
4 Floor 1 - Bedroom



Dimensions: 10'3" x 12'6"
Area: 122 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 - Bedroom

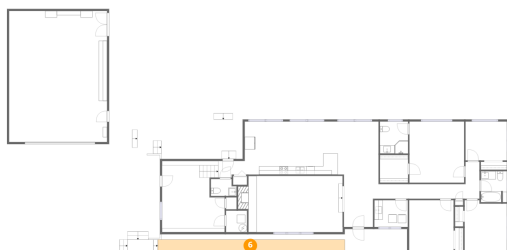


Dimensions: 10'9" x 12'6"
Area: 135 sq. ft
Counted as living area: Yes

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



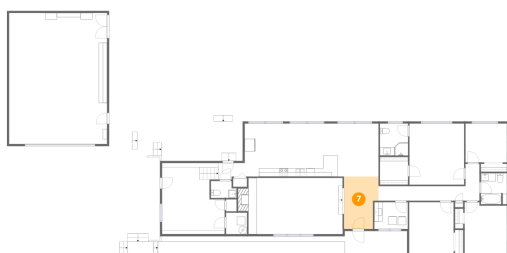
6 Floor 1 - Walking Path



Dimensions: 45'1" x 3'6"
Area: 159 sq. ft
Counted as living area: No

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

7 Floor 1 - Foyer



Dimensions: 8'4" x 12'7"
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

8 Floor 1 - Covered Patio

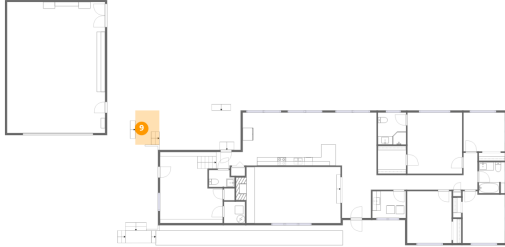


Dimensions: 19'7" x 9'6"
Area: 187 sq. ft
Counted as living area: No

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



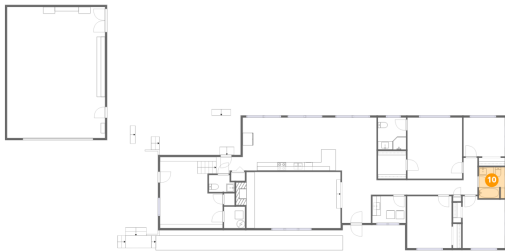
9 Floor 1 - Deck



Dimensions: 5'9" x 8'3"
Area: 48 sq. ft
Counted as living area: No

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

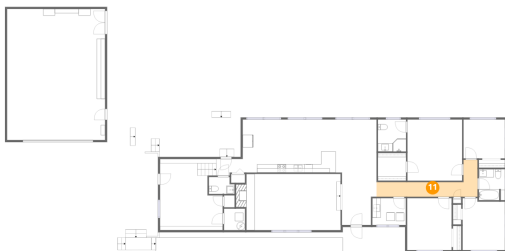
10 Floor 1 - Bath



Dimensions: 6'4" x 7'6"
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

11 Floor 1 - Hall

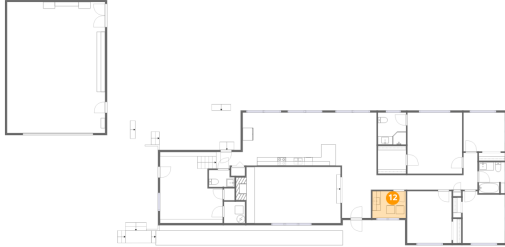


Dimensions: 24'4" x 8'11"
Area: 104 sq. ft
Counted as living area: Yes

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



12 Floor 1 - Laundry



Dimensions: 8'1" x 6'6"
Area: 52 sq. ft
Counted as living area: Yes

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

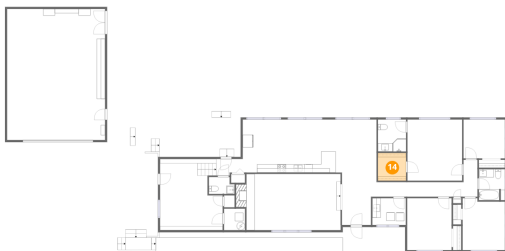
13 Floor 1 - Utility



Dimensions: 5'1" x 5'2"
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

14 Floor 1 - W.I.C.

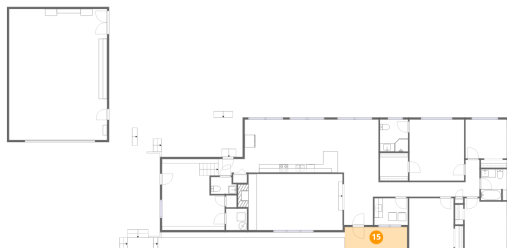


Dimensions: 6'9" x 6'8"
Area: 45 sq. ft
Counted as living area: Yes

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



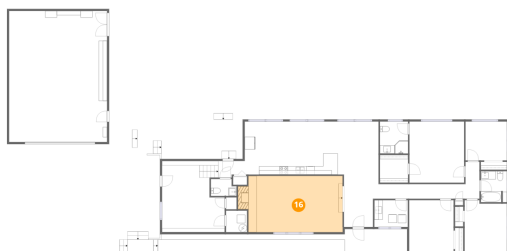
15 Floor 1 - Porch



Dimensions: 15'1" x 6'0"
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

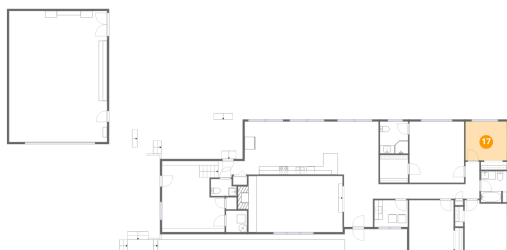
16 Floor 1 - Living Room



Dimensions: 22'9" x 13'6"
Area: 322 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 1 - Bedroom

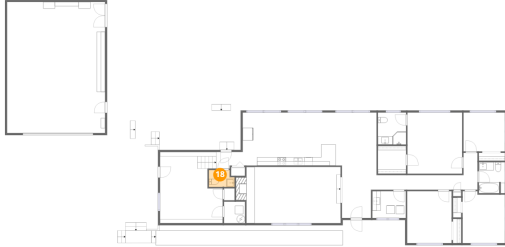


Dimensions: 10'0" x 9'4"
Area: 94 sq. ft
Counted as living area: Yes

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



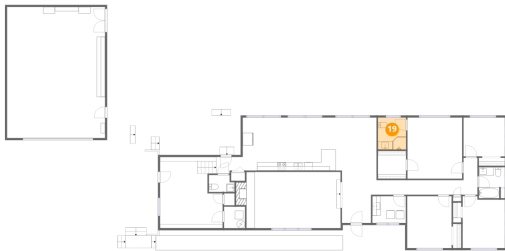
18 Floor 1 - Bath



Dimensions: 6'2" x 4'1"
Area: 23 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 1 - Bath



Dimensions: 6'9" x 7'9"
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

20 Floor 1 - Room



Dimensions: 15'1" x 15'2"
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



21 Floor 1 - Kitchen



Dimensions: 22'5" x 12'9"
Area: 287 sq. ft
Counted as living area: Yes

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

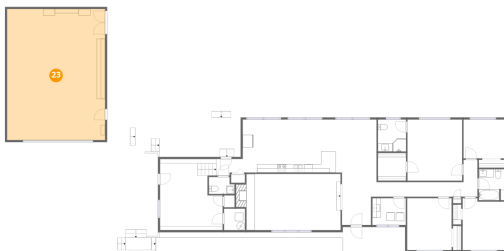
22 Floor 1 - Entry



Dimensions: 6'5" x 4'0"
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 1 - Garage



Dimensions: 23'7" x 31'6"
Area: 747 sq. ft
Counted as living area: No

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