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58 Timber Villa, Elizabethtown PA 17022

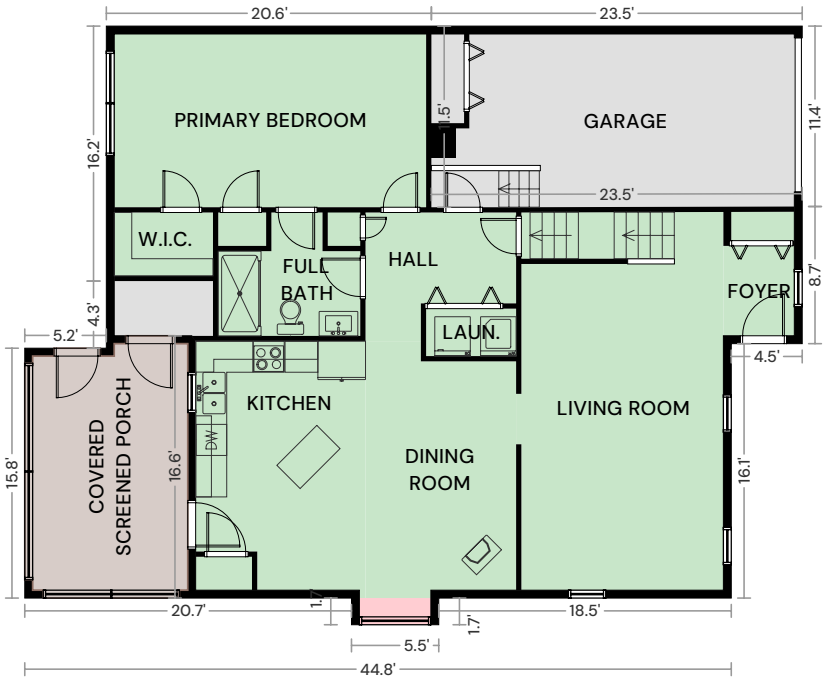
FLOOR PLAN AND AREA REPORT · ANSI Z765-2021

Total GLA (above grade)

1,780 sq ft

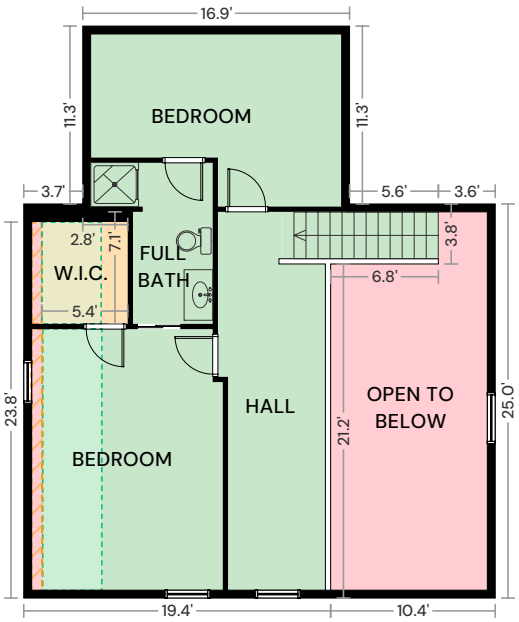
Finished below grade 644 sq ft

Finished above grade (nonstandard) 41 sq ft



FIRST FLOOR

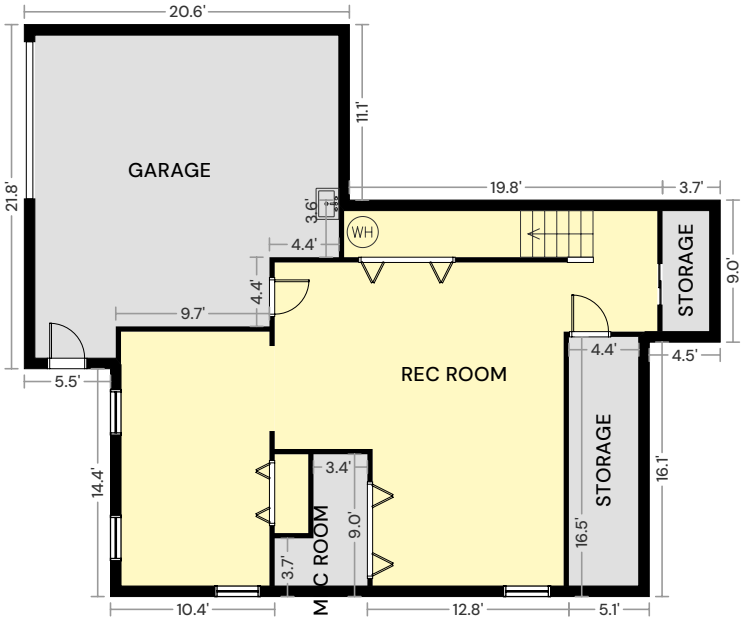
Above grade · 8'8" ceiling · GLA 1,147 sq ft



SECOND FLOOR

Above grade · 8'7" ceiling · GLA 633 sq ft

Nonstandard 41 sq ft





BASEMENT

Below grade · 8'4" ceiling · Finished 644 sq ft

GLA (finished above grade) · Finished below grade · Finished, nonstandard · Unfinished · Garage · Excluded from GLA

Exterior, covered · Ceiling under 5 ft · Ceiling 5 to 7 ft

Measured to the exterior finished surface per ANSI Z765-2021. Measurements deemed highly reliable, but not guaranteed.

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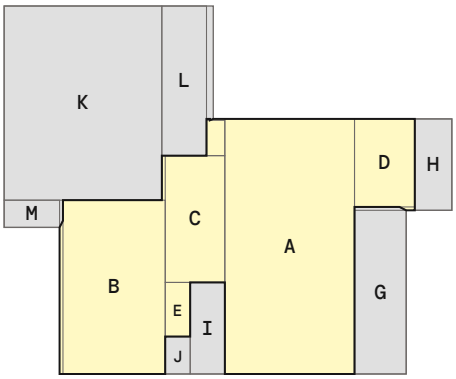
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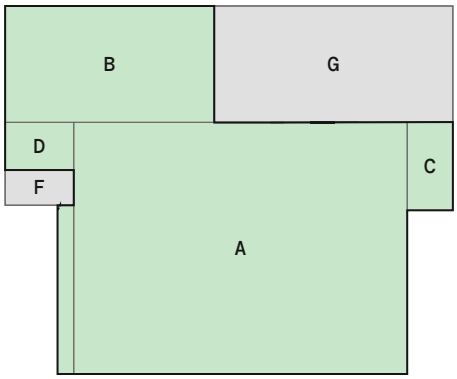
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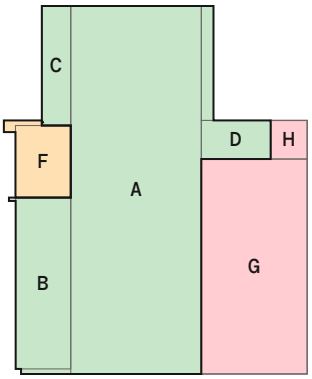
AREA CALCULATIONS



Basement



First Floor



Second Floor

LEVEL · AREA	TOTAL (SQ FT)	SHAPE	DIMENSIONS	AREA (SQ FT)
BASEMENT · Finished below grade				
		A	12.77 x 25.12	320.8
		B	10.07 x 17.12	172.4
		C	5.87 x 12.49	73.3
		D	5.93 x 8.67	51.4
		E	2.46 x 5.33	13.1
		F	1.81 x 3.48	6.3
			8 small pieces and slivers	7.0
	644		sum of shapes	644.3
BASEMENT · Unfinished below grade				
		G	5.09 x 16.12	82.1
		H	3.65 x 9.00	32.9
		I	3.41 x 9.02	30.8
		J	2.46 x 3.69	9.1
			2 small pieces and slivers	1.6
	156		sum of shapes	156.5
BASEMENT · Reported separately				
Garage				
		K	15.53 x 19.12	296.9
		L	4.40 x 14.74	64.9
		M	5.46 x 2.68	14.6
			3 small pieces and slivers	8.2
	385		sum of shapes	384.6
FIRST FLOOR · Finished above grade				
		A	32.84 x 24.78	813.8
		B	20.60 x 11.46	236.1
		C	4.49 x 8.66	38.9
		D	6.76 x 4.70	31.8
		E	1.60 x 16.61	26.6
	1,147		sum of shapes	1,147.2
FIRST FLOOR · Unfinished above grade				
	23	F	6.76 x 3.47	23.5
FIRST FLOOR · Reported separately				
Garage				
	269	G	23.50 x 11.46	269.3
Bay, box and bow windows past the wall line (not counted)	9			9.3
Covered screened porch	168		2 shapes	167.6

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Total GLA (above grade)
1,780 sq ft
Finished below grade 644 sq ft
Finished above grade (nonstandard) 41 sq ft

LEVEL · AREA	TOTAL (SQ FT)	SHAPE	DIMENSIONS	AREA (SQ FT)
SECOND FLOOR · Finished above grade				
		A	12.86 x 36.24	466.0
		B	5.43 x 16.87	91.6
		C	2.85 x 11.77	33.5
		D	6.83 x 3.80	26.0
		E	1.20 x 11.27	13.5
			2 small pieces and slivers	2.7
	633		sum of shapes	633.3
SECOND FLOOR · Finished above grade (nonstandard) · less than half its floor has a 7 ft ceiling				
		F	5.44 x 7.10	38.6
			2 small pieces and slivers	2.6
	41		sum of shapes	41.2
SECOND FLOOR · Reported separately				
Open to below				
		G	10.43 x 21.17	220.8
		H	3.60 x 3.80	13.7
	234		sum of shapes	234.5
Area under 5 ft (not counted)	28			27.6

PROPERTY

Total GLA (above grade)	**1,780**
Finished below grade	**644**
Total finished	**2,424**
Finished above grade (nonstandard)	**41**

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