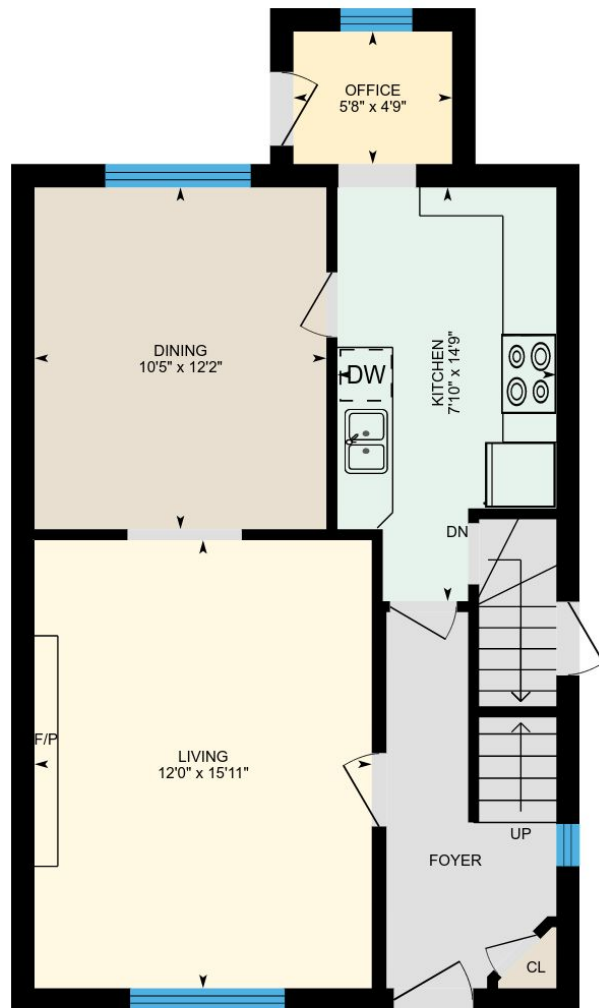
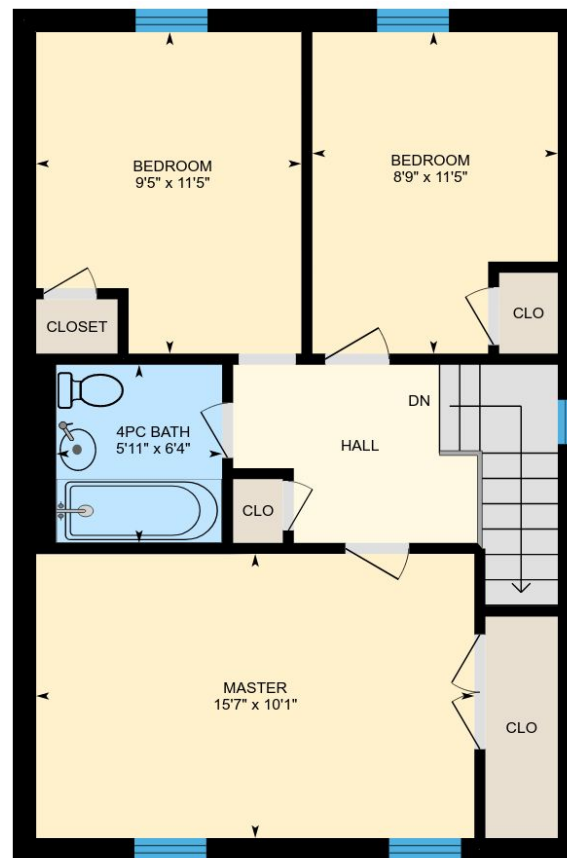


254 Briar Hill Ave, Toronto, ON

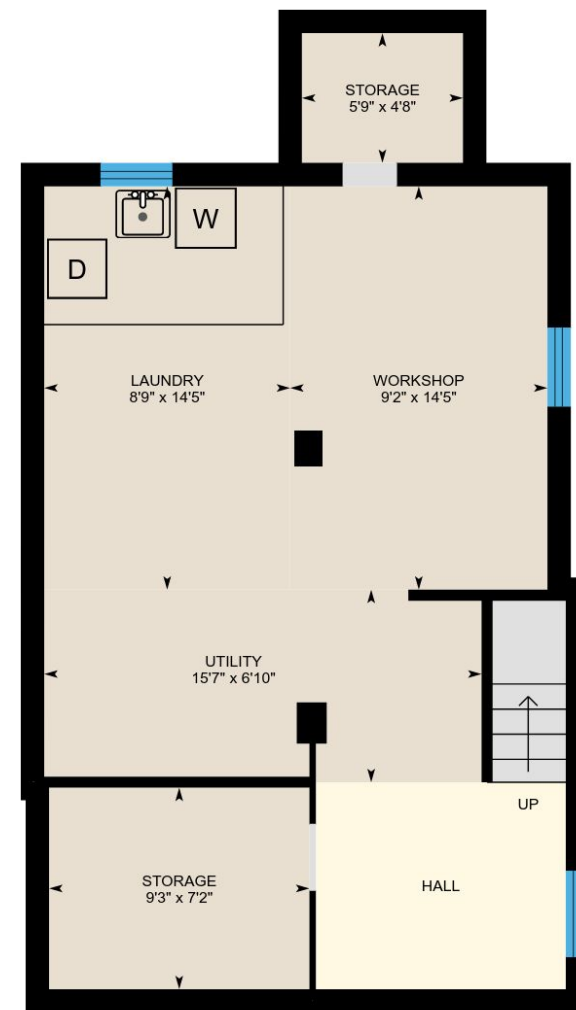
Main Building: Total Exterior Area Above Grade 1267 sq ft



1st Floor
Exterior Area 653 sq ft



2nd Floor
Exterior Area 614 sq ft



Basement (Below Grade)
Exterior Area 643 sq ft

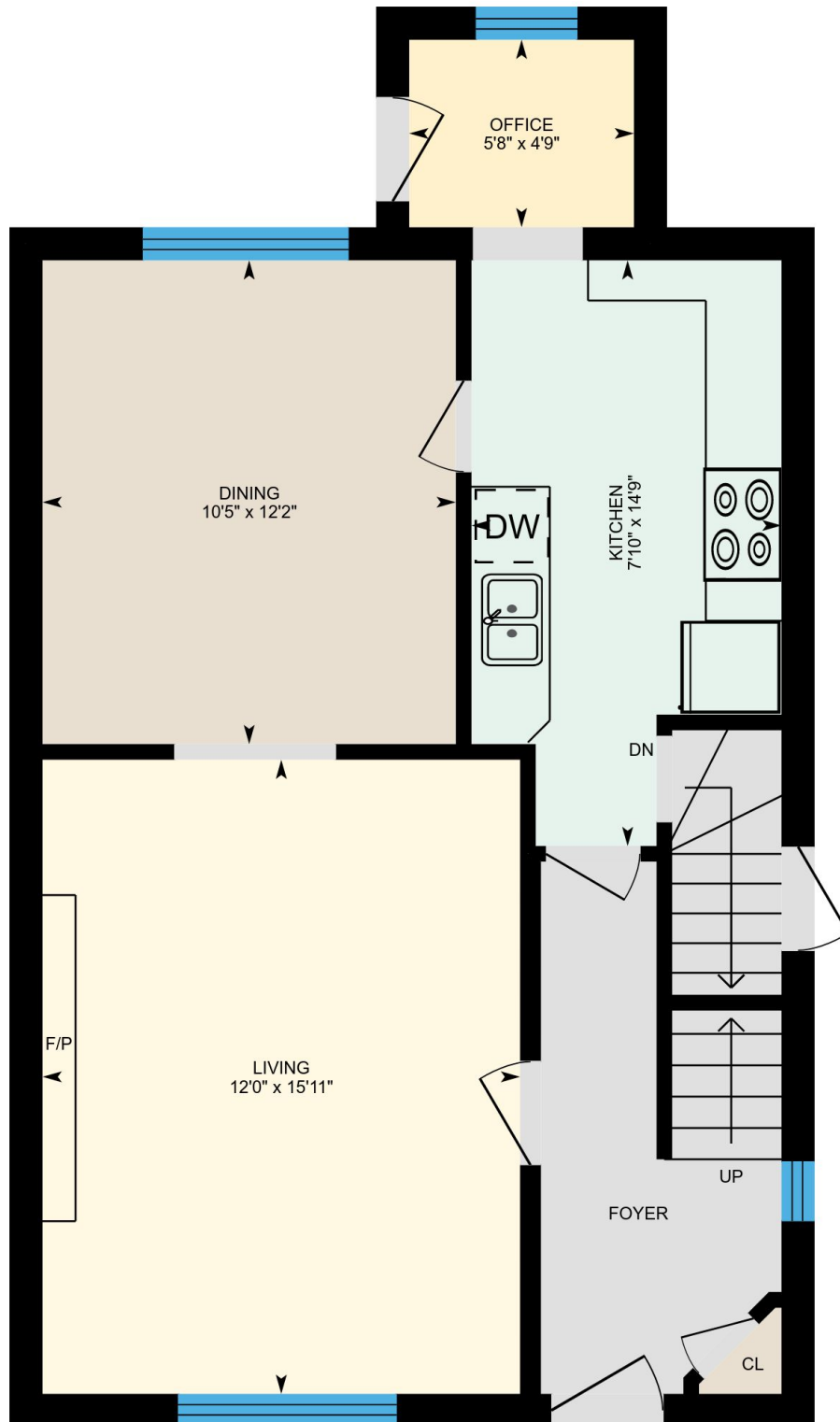
0 3 6
ft

White regions are excluded from total floor area. All room dimensions and floor areas must be considered approximate and are subject to independent verification. For method of measurement please see <https://youriguide.com/measure/>.

PREPARED: Oct, 2018

254 Briar Hill Ave, Toronto, ON

1st Floor Total Exterior Area 653 sq ft
Total Interior Area 562 sq ft



0 2 4
ft

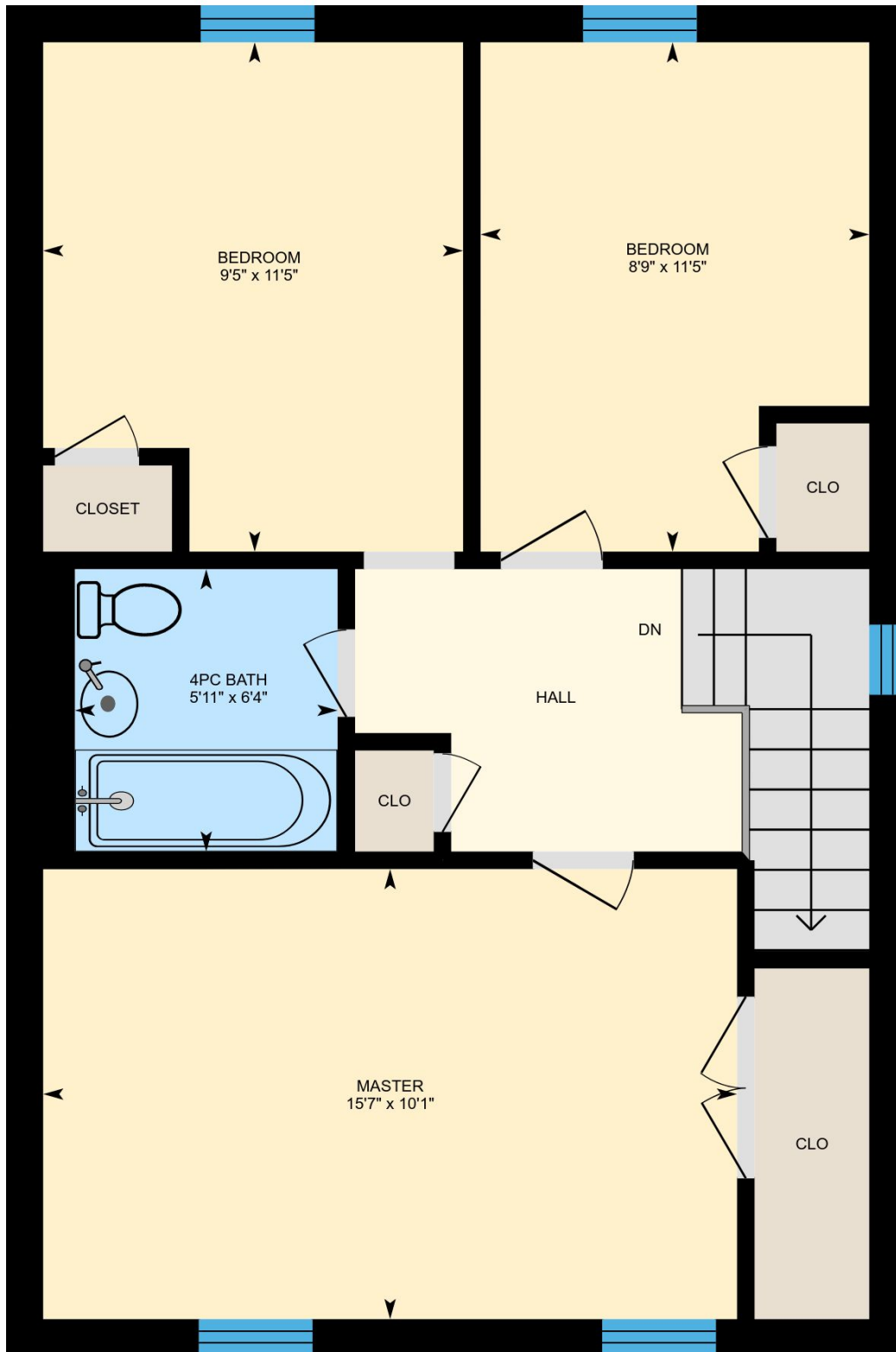
PREPARED: Oct, 2018



White regions are excluded from total floor area. All room dimensions and floor areas must be considered approximate and are subject to independent verification. For method of measurement please see <https://youriguide.com/measure/>.

254 Briar Hill Ave, Toronto, ON

2nd Floor Total Exterior Area 614 sq ft
Total Interior Area 533 sq ft



0 2 4 ft

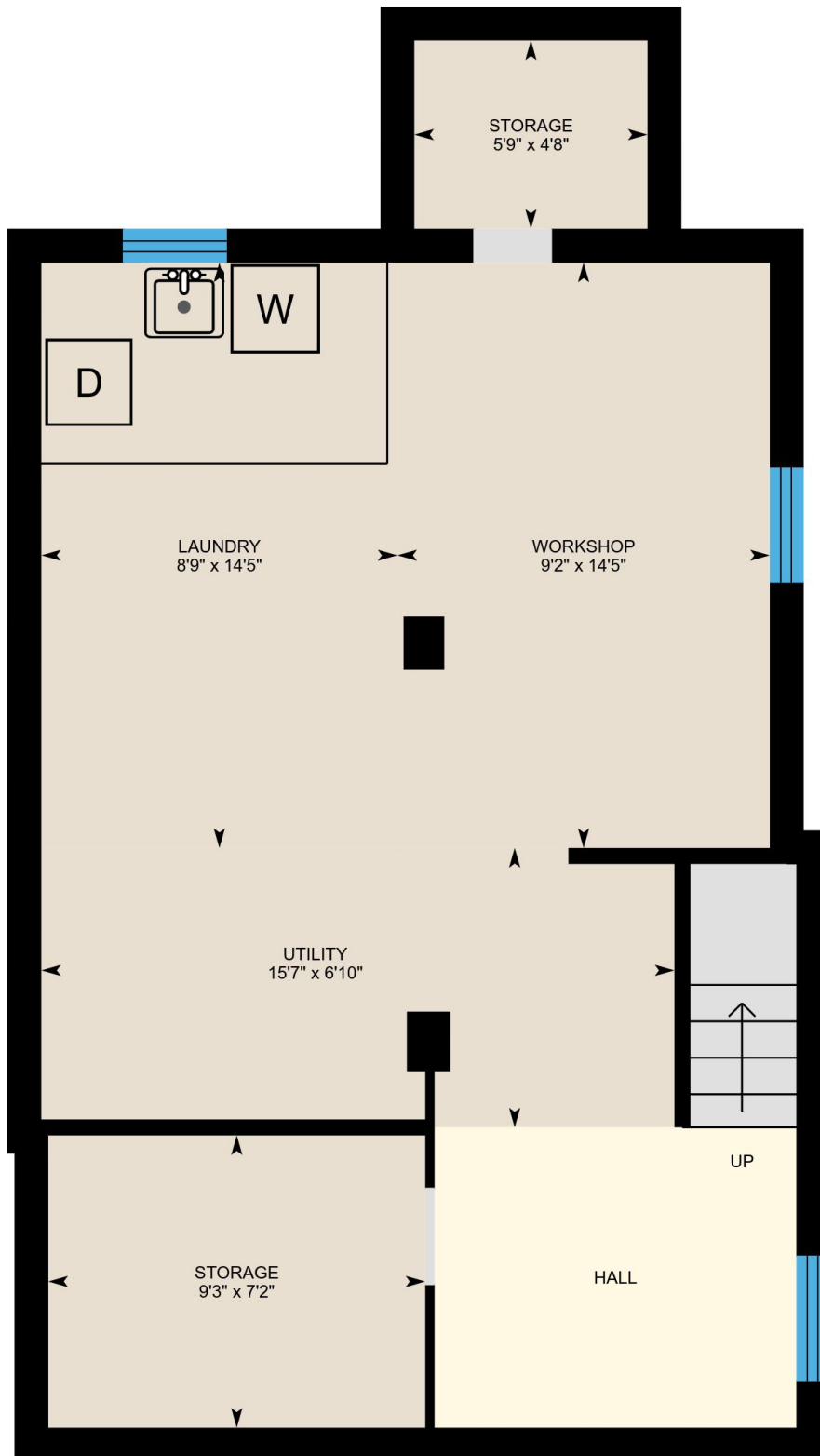
PREPARED: Oct, 2018



White regions are excluded from total floor area. All room dimensions and floor areas must be considered approximate and are subject to independent verification. For method of measurement please see <https://youriguide.com/measure/>.

254 Briar Hill Ave, Toronto, ON

Basement Total Exterior Area 643 sq ft
Total Interior Area 552 sq ft



0 2 4 ft

PREPARED: Oct, 2018

White regions are excluded from total floor area. All room dimensions and and floor areas must be considered approximate and are subject to independent verification. For method of measurement please see <https://youriguide.com/measure/>.

Property Details

Room Measurements

Only major rooms are listed. Some listed rooms may be excluded from total interior floor area (e.g. garage). Room dimensions are largest length and width; parts of room may be smaller. Room area is not always equal to product of length and width.

Main Building

1ST FLOOR

Kitchen: 7'10" x 14'9"

Living: 12'0" x 15'11"

Dining: 10'5" x 12'2"

Office: 5'8" x 4'9"

2ND FLOOR

Master: 15'7" x 10'1"

4pc Bath: 5'11" x 6'4"

Bedroom: 8'9" x 11'5"

Bedroom: 9'5" x 11'5"

BASEMENT

Storage: 9'3" x 7'2"

Storage: 5'9" x 4'8"

Utility: 15'7" x 6'10"

Laundry: 8'9" x 14'5"

Workshop: 9'2" x 14'5"

Floor Area Information

For explanation of floor area calculations and method of measurement please see <http://youriguide.com/measure/>

Main Building

Building Perimeter Wall Thickness: 10 in

1ST FLOOR

Interior Area: 562 sq ft

Perimeter Wall Length: 109 ft

Exterior Area: 653 sq ft

2ND FLOOR

Interior Area: 533 sq ft

Perimeter Wall Length: 98 ft

Exterior Area: 614 sq ft

BASEMENT (Below Grade)

Interior Area: 552 sq ft

Perimeter Wall Length: 109 ft

Exterior Area: 643 sq ft

Total Above Grade Floor Area

Main Building Interior: 1095 sq ft

Main Building Exterior: 1267 sq ft

Customer Name: Peter Russell and Catherine Russell (RUSSELL REAL ESTATE)

Customer Company: Chestnut Park Real Estate Limited

Prepared: Oct 26, 2018

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