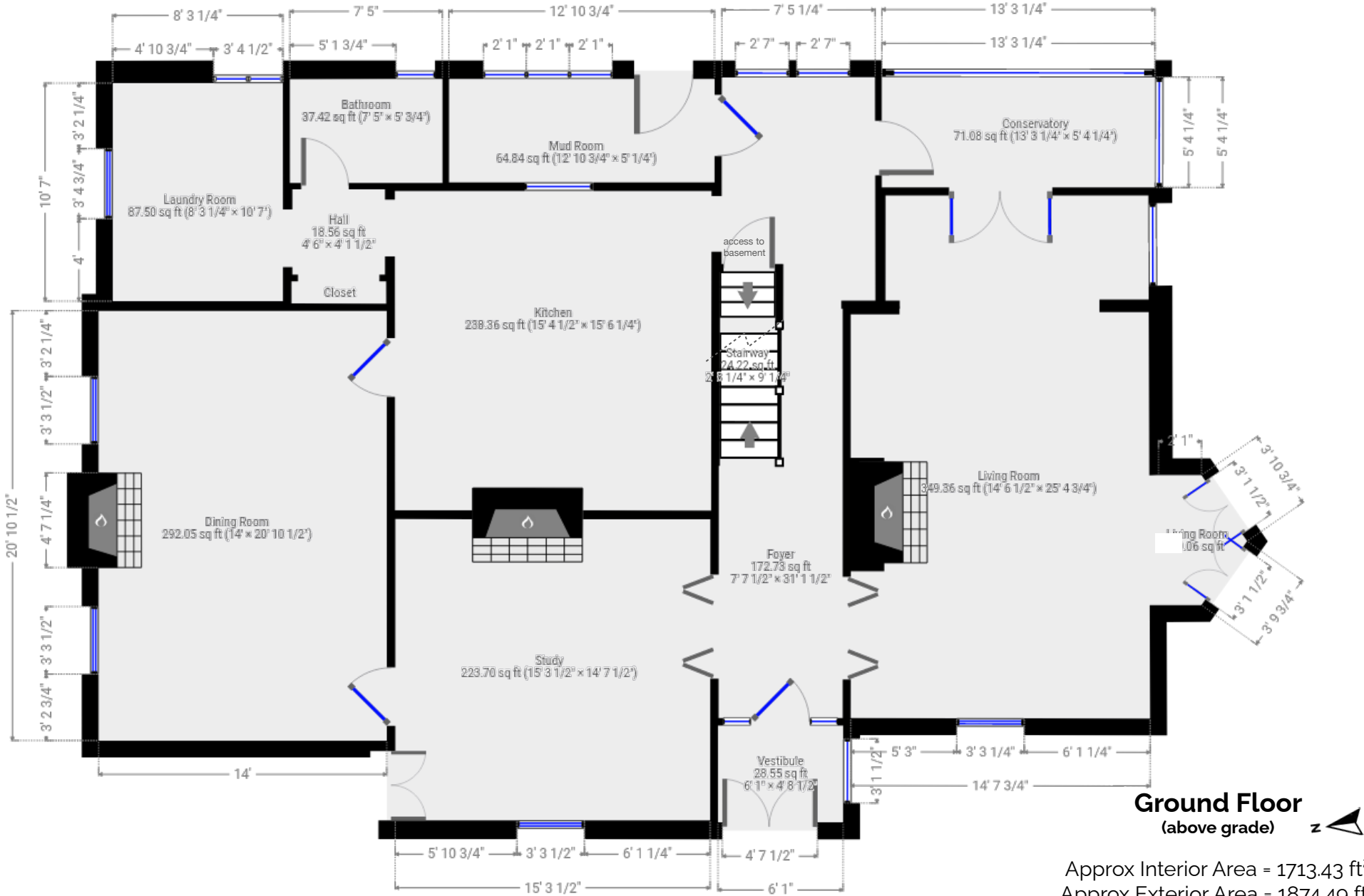


39 Elgin Street Dundas, Ontario

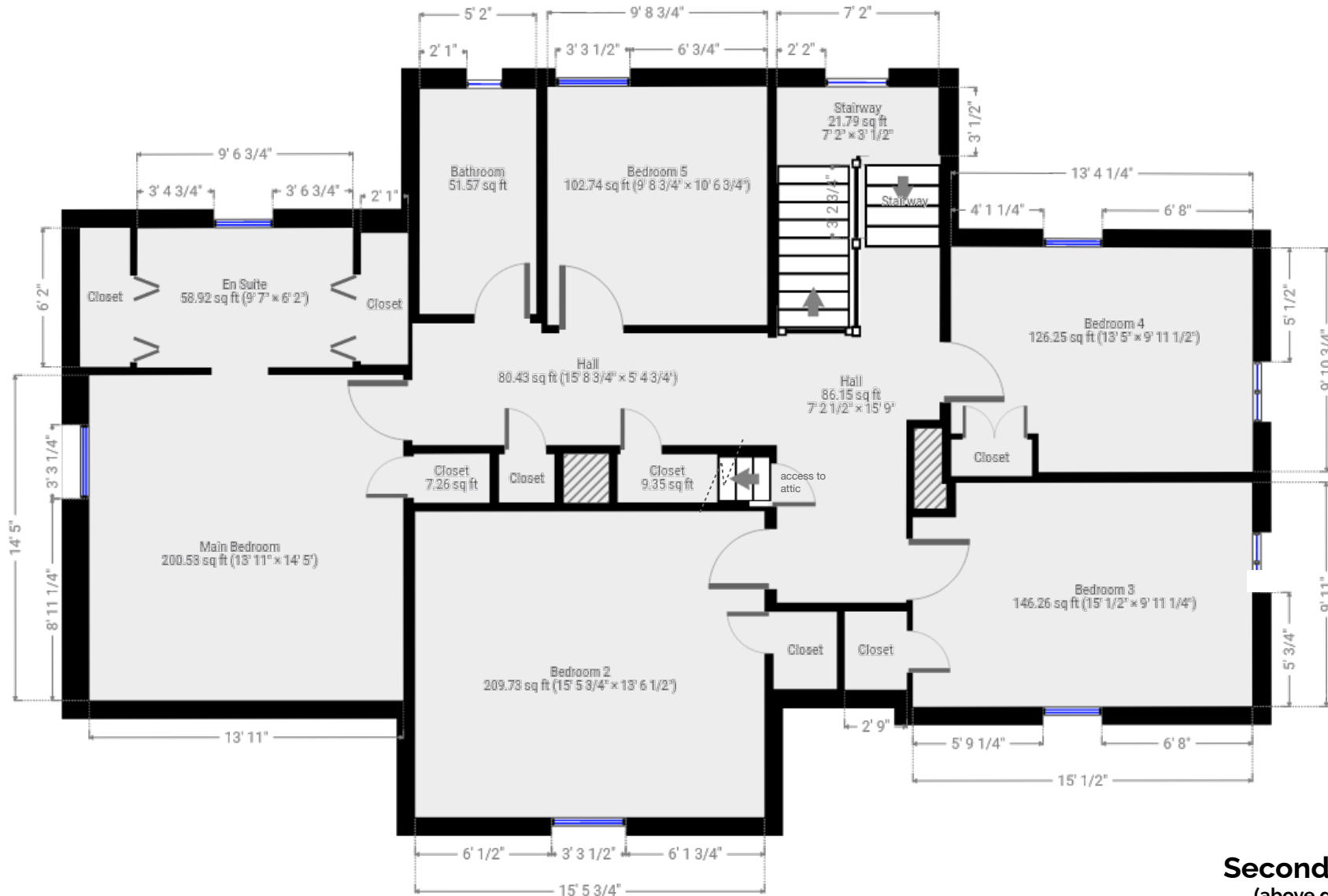
Total Above Grade Exterior ft²
 Approx Above Ground Exterior Area = 3290.56 ft²
Total Exterior ft²
 Approx Exterior Area (basement included) = 4111.33 ft²



Approx Interior Area = 1713.43 ft²
 Approx Exterior Area = 1874.49 ft²

39 Elgin Street Dundas, Ontario

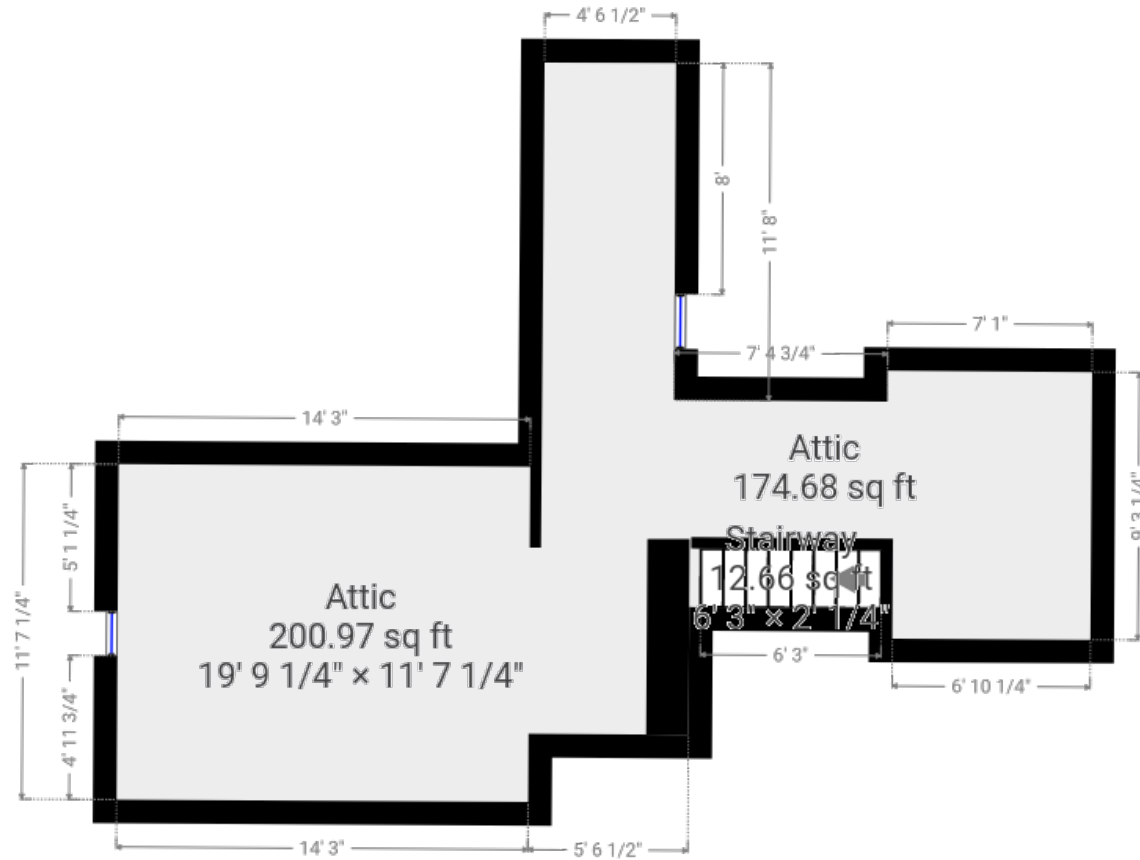
Total Above Grade Exterior ft²
 Approx Above Ground Exterior Area = 3290.56 ft²
Total Exterior ft²
 Approx Exterior Area (basement included) = 4111.33 ft²



Second Floor (above grade)

Approx Interior Area = 1249.36 ft²
 Approx Exterior Area = 1416.07 ft²





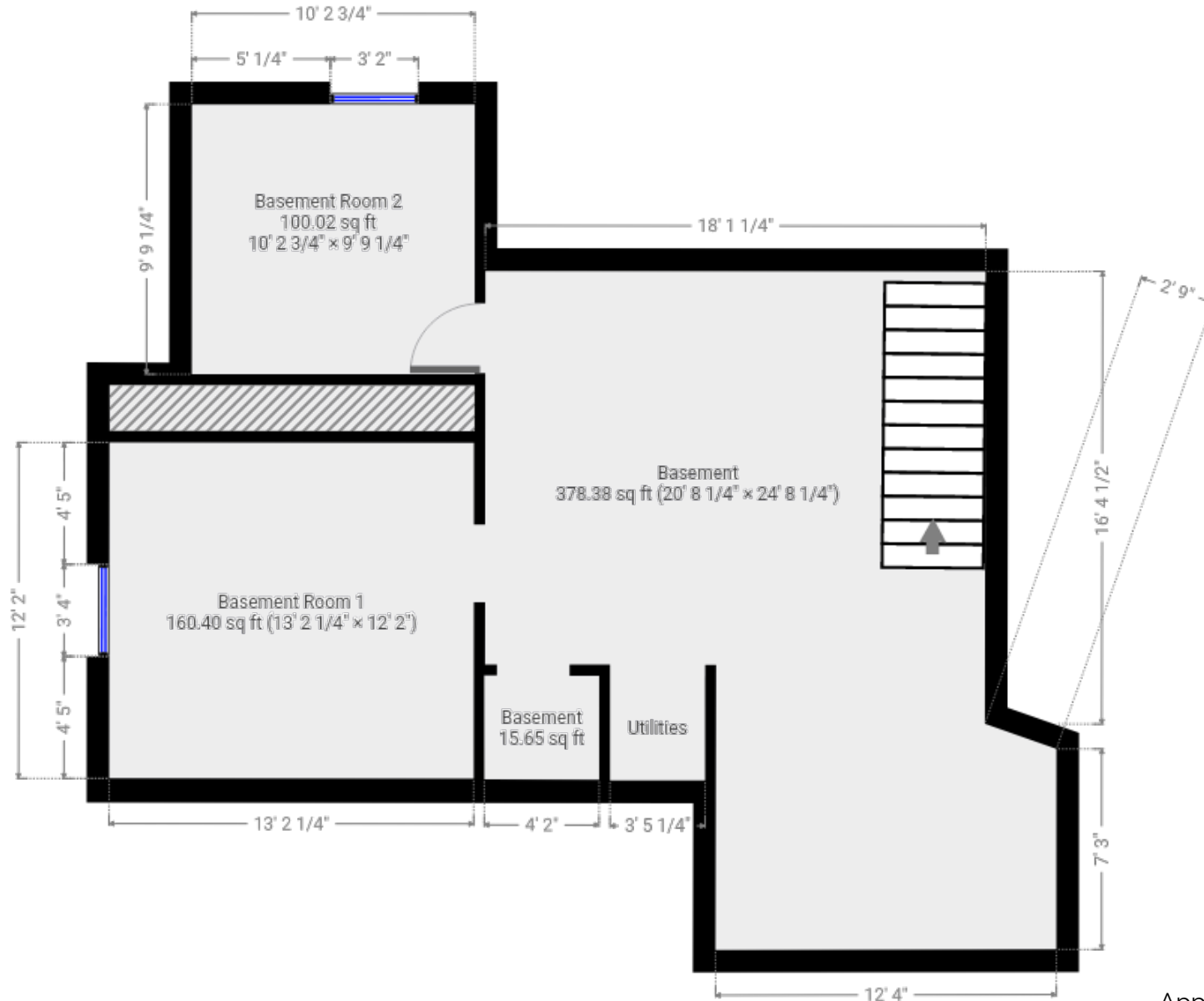
Attic
(above grade) 

Approx Interior Area = 395.66 ft²
Attic area not included in total ft²



39 Elgin Street Dundas, Ontario

Total Above Grade Exterior ft²
 Approx Above Ground Exterior Area = 3290.56 ft²
Total Exterior ft²
 Approx Exterior Area (basement included) = 4111.33 ft²



Basement
 (bellow grade) 

Approx Interior Area = 712.27 ft²
 Approx Exterior Area = 820.77 ft²



Main Room Interior Measurements

	Imperial	Metric	Interior ft ²
Ground Floor (above grade)			
Approx Exterior ft²			
1874.49 ft²			
Foyer	7'7 x 31'1	2.31m x 9.47m	172.73 ft ²
Living Room	14'6 x 25'5	4.42m x 7.75m	349.36 ft ²
Conservatory	13'3 x 5'4	4.04m x 1.63m	71.08 ft ²
Study	15'3 x 14'8	4.65m x 4.47m	223.70 ft ²
Dining Room	14' x 20'10	4.27m x 6.35m	292.05 ft ²
Kitchen	15'4 x 15'6	4.67m x 4.72m	238.36 ft ²
Laundry Room	8'3 x 10'7	2.51m x 3.23m	87.50 ft ²
Bathroom	7'5 x 5'1	2.26m x 1.55m	37.42 ft ²
Mud Room	12'11 x 5'	3.94m x 1.52m	64.84 ft ²

Second Floor (above grade)

Approx Exterior ft²

1416.07 ft²

Main Bedroom	13'11 x 14'5	4.22m x 4.39m	200.53 ft ²
En Suite	9'7 x 6'2	2.92m x 1.88m	58.92 ft ²
Bathroom	5'2 x 10'	1.57m x 3.05m	51.57 ft ²
Bedroom 2	15'6 x 13'6	4.72m x 4.11m	209.73 ft ²
Bedroom 3	15' x 9'11	4.57m x 3.02m	146.26 ft ²
Bedroom 4	13'5 x 9'11	4.09m x 3.02m	126.25 ft ²
Bedroom 5	9'9 x 10'7	2.97m x 3.23m	102.74 ft ²

Totals

Total Above Grade Exterior ft²

Approx Above Ground Exterior Area = 3290.56 ft²

Total Exterior ft²

Approx Exterior Area (basement included) = 4111.33 ft²

Rooms have irregular shapes and, as such, cannot be truly represented by one length and width. The length and width listed above are the longest length and width of the room. Because of this, room area is not always equal to the product of length and width but has been calculated in any floor area accurately using all wall measurements.

All room dimensions and floor areas must be considered approximate and are subject to independent verification.

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Main Room Interior Measurements

	Imperial	Metric	Interior ft
Attic (above grade) Approx Interior ft² 395.66 ft²			
Attic	19'9 x 11'7	6.02m x 3.53m	200.97 ft ²
Attic not included in total ft²			

Basement (below grade)
Approx Exterior ft²
820.77 ft²

Basement	20'8 x 24'8	6.30m x 7.52m	378.38 ft ²
Room 1	13'2 x 12'2	4.01m x 3.71m	160.40 ft ²
Room 2	10'3 x 9'9	3.12m x 2.97m	100.02 ft ²

Totals
Total Above Grade Exterior ft²
Approx Above Ground Exterior Area = 3290.56 ft ²
Total Exterior ft²
Approx Exterior Area (basement included) = 4111.33 ft ²

Rooms have irregular shapes and, as such, cannot be truly represented by one length and width. The length and width listed above are the longest length and width of the room. Because of this, room area is not always equal to the product of length and width but has been calculated in any floor area accurately using all wall measurements.

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