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MEASUREMENT SUMMARY AND ROOM DIMENSIONS
ADDRESS: 923 MIDDLETON DR NE
CALGARY, ALBERTA
PROPERTY TYPE: DETACHED

MEASURED ON: FRIDAY, FEBRUARY 21, 2025
BEDROOMS: 1/3
BATHROOMS: 2

MAIN INFO

Main Level Above Grade Area (RMS)	1420.7sq.ft.	132.0sq.m.
Total RMS	1420.7sq.ft.	132.0sq.m.
Finished Below Grade	559.4sq.ft.	52.0sq.m.
Unfinished Below Grade	305.8sq.ft.	28.4sq.m.
Total Below Grade	865.2sq.ft.	80.4sq.m.
Exterior Wall Thickness	4.5 inches	Total Billable Area: 2285.9sq.ft./212.4sq.m.

MAIN LEVEL (8' CEILING)

Foyer	9'3"x6'10"
Kitchen	12'2"x11'5"
Living Room	17'9"x13'5"
Dining Room	11'10"x9'10"
Family Room	21'5"x15'3"
Primary Bedroom	23'3"x11'10"
3pc Bathroom	7'10"x4'9"

AUXILIARY AREAS

Garage	20'0"x14'6"
Deck	17'8"x9'8"
Patio	20'0"x8'0"

LOWER LEVEL (7'3" CEILING)

Den	17'2"x10'11"
Second Bedroom	11'5"x10'11"
Third Bedroom	11'3"x8'0"
4pc Bathroom	7'9"x4'11"
Laundry Room	14'6"x11'2"
Cold Storage Room	11'2"x7'5"

403-585-3839

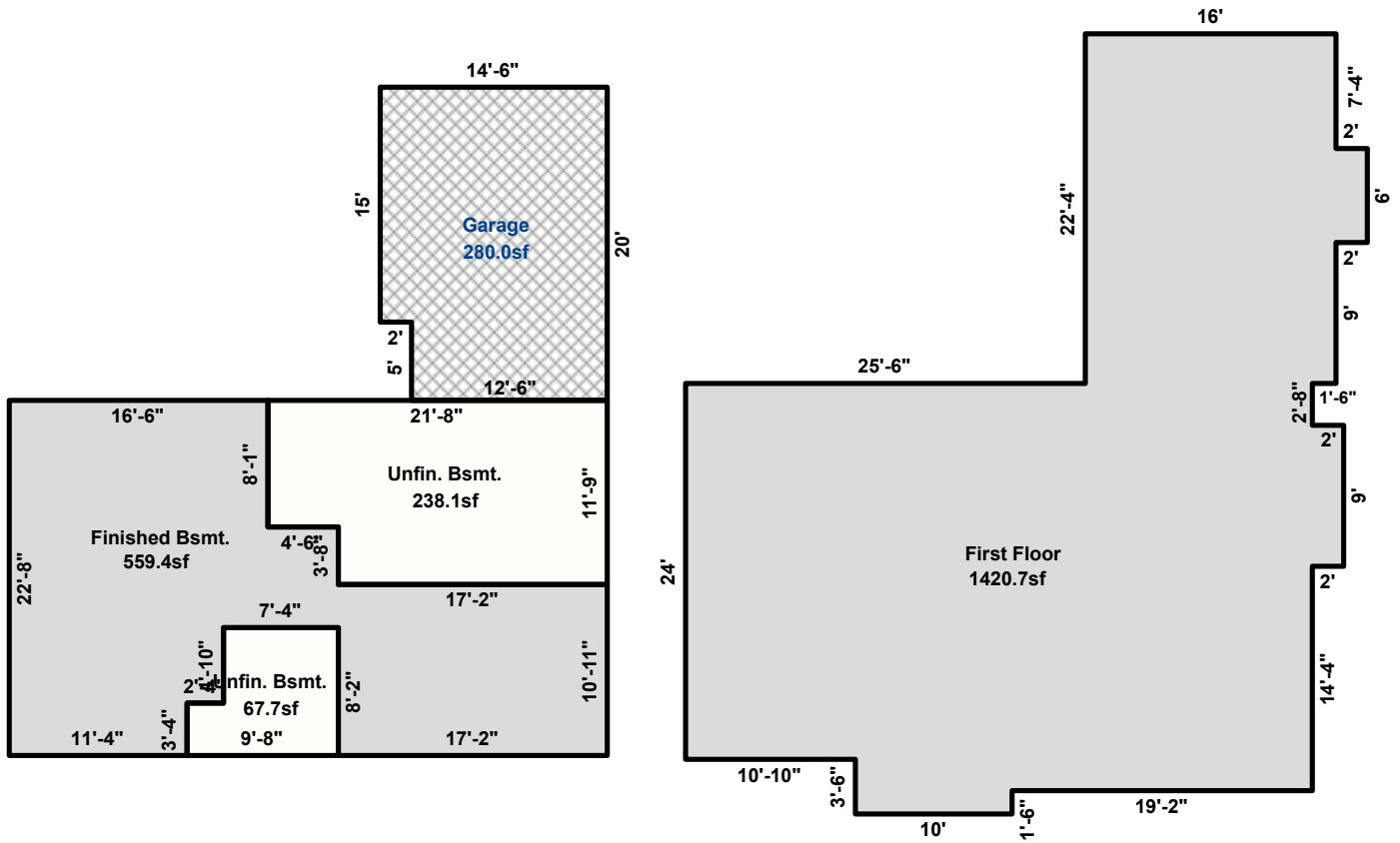


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BUILDING SKETCH



Measured by Claire Miserva / Calgary Photos

Sketch by Apex Sketch

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	First Floor	1.0	1420.7	190.7	1420.7
BSMT	Finished Bsmt.	1.0	559.4	138.0	
	Unfin. Bsmt.	1.0	67.7	35.7	
	Unfin. Bsmt.	1.0	238.1	66.8	865.1
GAR	Garage	1.0	280.0	69.0	280.0

Net LIVABLE

(rounded)

1,421