

CONTACT: JONATHAN POPOWICH EXP REALTY
PHONE: (403) 923-4700
EMAIL: JONATHAN@POPOWICHREALESTATE.COM
OPERATIONS@POPOWICHREALESTATE.COM

MEASUREMENT SUMMARY AND ROOM DIMENSIONS
ADDRESS: 1412 16 ST SW
CALGARY, ALBERTA
PROPERTY TYPE: TOWNHOUSE

MEASURED ON: MONDAY, AUGUST 5, 2024
BEDROOMS: 2
BATHROOMS: 1.5

MAIN INFO

Entry Level Above Grade Area (RMS)	231.9sq.ft.	21.5sq.m.	8' Ceiling
Main Level Above Grade Area (RMS)	729.4sq.ft.	67.8sq.m.	9' Ceiling
Upper Level Above Grade Area (RMS)	655.9sq.ft.	60.9sq.m.	8' Ceiling
Total RMS	1617.2sq.ft.	150.2sq.m.	
Exterior Wall Thickness	6.5 inches	Total Billable Area: 1617.2sq.ft./150.2sq.m.	

ENTRY LEVEL

Foyer 9'11"x6'3"

AUXILIARY AREAS

Garage 20'2"x11'0"
Patio 20'6"x8'3"
Balcony 4'11"x2'6"

MAIN LEVEL

Kitchen 14'9"x11'6"
Pantry 4'11"x4'5"
Living Room 18'5"x16'4"
Dining Room 13'6"x6'7"
2pc Bathroom 4'11"x4'8"

SECOND LEVEL

Primary Bedroom 13'1"x12'11"
Walk-in Closet 11'11"x4'10"
Second Bedroom 12'3"x11'5"
4pc Bathroom 10'5"x8'4"
Laundry Room 5'5"x2'8"

403-585-3839

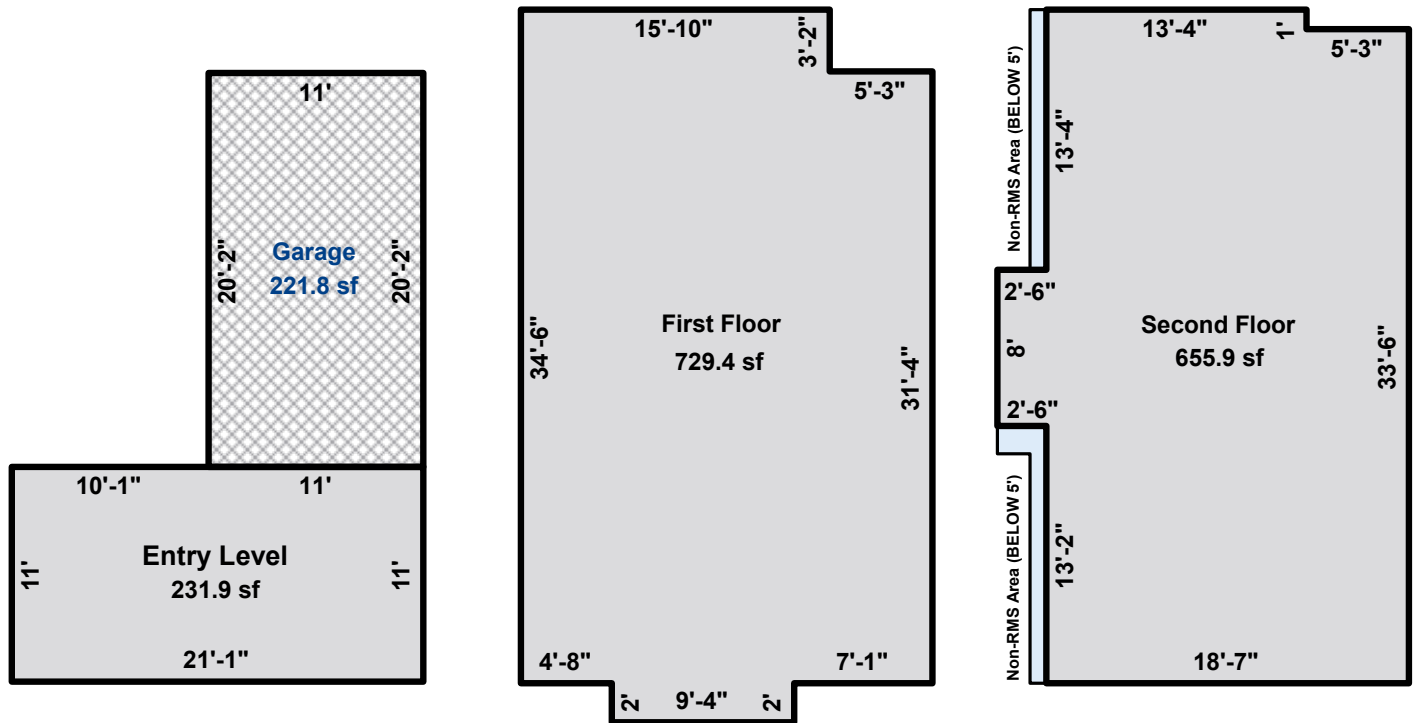


CALGARY PHOTOS
WWW.CALGARYPHOTOS.CA

INFO@CALGARYPHOTOS.CA

All Measurements Certified, Guaranteed and Insured through Calgary Photos.
Areas are calculated using RECA RMS measurement standards and are covered under E&O through Calgary Photos.
Calgary Photos retains copyright and ownership of all measurements, payment by the client permits use for listing purposes.
This report is non-transferable and may not be re-sold.

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	729.4	115.2	729.4
GLA2	Second Floor	1.0	655.9	111.2	655.9
GLA3	Entry Level	1.0	231.9	64.2	231.9
GAR	Garage	1.0	221.8	62.3	221.8

Net LIVABLE

(rounded)

1,617