



**Address** 117 Hill Spring Meadow, Rocky View County, AB  
**Date** June 19, 2024  
**Name** Heather Yates | Yates Real Estate  
**Email** hyates@telus.net  
**Phone** 403.807.0135

### FLOOR TOTALS

Main Levels	2749.60 sqft / 255.43 m2	Total RMS	3531.47 sqft / 328.07 m2
Upper Level	781.87 sqft / 72.64 m2	Total w/below grade	5024.03 sqft / 466.73 m2
Lower Level	665.29 sqft / 61.81 m2	Order Procedure	RECA RMS
Basement Levels	827.27 sqft / 76.85 m2	Exterior Wall Size	2 X 6, 2 X 4
*Developed Area	702.51 sqft / 65.26 m2	Order Type	Detached
			Single Family Residential



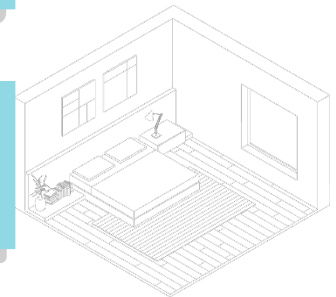
### ROOM DIMENSIONS

Kitchen / Dining	21'0" X 14'2" ft/in	M	Laundry	10'7" X 8'0" ft/in	B
Suite Kitchen	16'2" X 14'5" ft/in	M	Suite Laundry	8'8" X 6'6" ft/in	B
Suite Living	16'6" X 16'2" ft/in	M	Utility Room	13'5" X 8'3" ft/in	B
Living Room	14'9" X 13'2" ft/in	M	Crawl Space	30'3" X 29'6" ft/in	B
Family Room	21'6" X 13'5" ft/in	L	Deck	19'0" X 15'0" ft/in	M
Foyer	9'6" X 4'9" ft/in	M	Suite Deck	39'0" X 13'0" ft/in	M
Den / Office	15'2" X 11'10" ft/in	M	Patio	29'0" X 15'0" ft/in	L
Rec Room	25'7" X 25'4" ft/in	M	Garage	53'0" X 26'0" ft/in	M
			Shop	48'0" X 30'0" ft/in	M



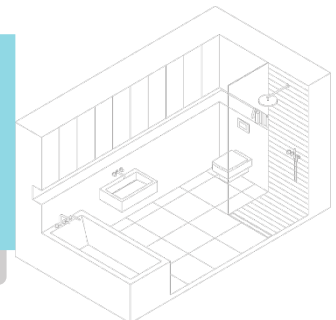
### BEDROOM DIMENSIONS & ADDITIONAL

Primary	15'0" X 14'1" ft/in	U	Bedroom Five	18'7" X 8'9" ft/in	B
Bedroom Two	10'3" X 10'1" ft/in	U	Bedroom Six	13'0" X 11'9" ft/in	M
Bedroom Three	11'5" X 10'4" ft/in	U	Bedroom Seven	11'9" X 9'5" ft/in	M
Bedroom Four	12'0" X 11'5" ft/in	L			



### BATHROOM PIECES

Four Piece	7'6" X 4'11" ft/in	B
Four Piece	8'6" X 5'3" ft/in	L
Five Piece	8'3" X 7'9" ft/in	U
Four Piece <i>Ensuite</i>	7'10" X 5'6" ft/in	U
Four Piece	9'2" X 7'8" ft/in	M
Three Piece	7'5" X 4'6" ft/in	M



\*Insured measurements are based on local guidelines.