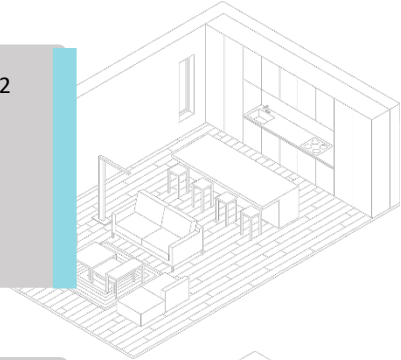




**Address** 806 738 1<sup>st</sup> Ave SW, Calgary, AB  
**Date** October 13, 2022  
**Name** Susan Penley | Remax Real Estate (Central)  
**Email** penleysusan@gmail.com  
**Phone** 403.660.9249

## FLOOR TOTALS

Main Level	963.84 sqft / 89.54 m2	Total Size	963.84 sqft / 89.54 m2
Upper Level	000.00 sqft / 00.00 m2	Order Procedure	RECA RMS
Lower Level	000.00 sqft / 00.00 m2	Exterior Wall Size	NA
Finished Total	000.00 sqft / 00.00 m2	Order Type	Conventional Condo



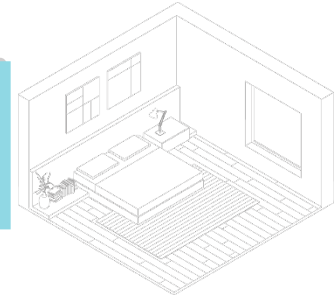
## ROOM DIMENSIONS

Kitchen	9'2" X 8'2" ft/in	M	Laundry	5'0" X 3'10" ft/in	M
Dining Area	15'10" X 8'0" ft/in	M	Storage Room 1	8'4" X 7'2" ft/in	P4
Living Room	14'2" X 11'4" ft/in	M	Storage Room 2	12'10" X 7'4" ft/in	P4
Den	10'8" X 8'2" ft/in	M	Balcony	29'0" X 7'0" ft/in	M
Foyer	8'8" X 3'10" ft/in	M	Patio	0'0" X 0'0" ft/in	NA
Mud Area	0'0" X 0'0" ft/in	NA	Garage	0'0" X 0'0" ft/in	NA



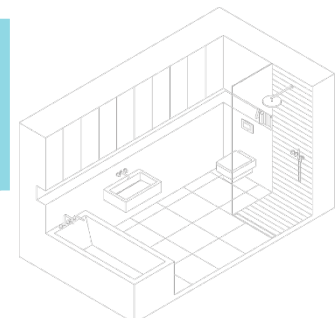
## BEDROOM DIMENSIONS

Primary Bedroom	12'8" X 11'6" ft/in	M	Bedroom Five	0'0" X 0'0" ft/in	NA
Bedroom Two	0'0" X 0'0" ft/in	NA	Bedroom Six	0'0" X 0'0" ft/in	NA
Bedroom Three	0'0" X 0'0" ft/in	NA	Bedroom Seven	0'0" X 0'0" ft/in	NA
Bedroom Four	0'0" X 0'0" ft/in	NA	Bedroom Eight	0'0" X 0'0" ft/in	NA



## BATHROOM PIECES AND ADDITIONAL ROOMS

Two Piece	0'0" X 0'0" ft/in	NA	Two Piece	0'0" X 0'0" ft/in	NA
Three Piece	0'0" X 0'0" ft/in	NA	Three Piece	0'0" X 0'0" ft/in	NA
Four Piece	9'4" X 6'2" ft/in	M	Four Piece	0'0" X 0'0" ft/in	NA
Five Piece (Ensuite)	8'10" X 8'2" ft/in	M	Five Piece	0'0" X 0'0" ft/in	NA



\*Insured measurements are based on local guidelines.