



Address 142 Speargrass Cres, Carseland, AB
Date March 16, 2023
Name Brent Sheppard | MaxWell Capital Realty
Email bsheppard@maxwellrealty.ca
Phone 403.862.0465

FLOOR TOTALS

| | | | |
|-----------------|--------------------------|--------------------|--------------------------|
| Main Level | 1099.17 sqft / 102.11 m2 | Total Size | 2422.50 sqft / 225.05 m2 |
| Upper Level | 1323.33 sqft / 122.94 m2 | Total w/basement | 3507.83 sqft / 325.88 m2 |
| Basement Total | 1085.33 sqft / 100.83 m2 | Order Procedure | RECA RMS |
| *Developed Area | 870.07 sqft / 80.83 m2 | Exterior Wall Size | 2 X 6 |
| | | Order Type | Detached Single Family |



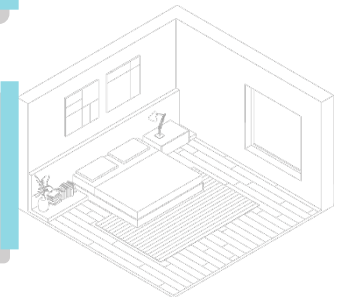
ROOM DIMENSIONS

| | | | | | |
|--------------|---------------------|---|-------------------|---------------------|---|
| Kitchen | 14'0" X 12'0" ft/in | M | Laundry / Utility | 23'0" X 12'9" ft/in | B |
| Dining Area | 13'8" X 11'0" ft/in | M | Mud Room | 9'0" X 8'3" ft/in | M |
| Living Room | 16'0" X 12'0" ft/in | M | Bar Area | 14'0" X 6'8" ft/in | B |
| Rec Room | 26'2" X 17'2" ft/in | B | Deck | 28'0" X 12'0" ft/in | M |
| Foyer | 10'5" X 10'1" ft/in | M | Patio | 24'0" X 12'0" ft/in | B |
| Bonus Room | 20'0" X 14'5" ft/in | U | Garage | 31'6" X 22'0" ft/in | M |
| Den / Office | 11'8" X 11'2" ft/in | M | | | |



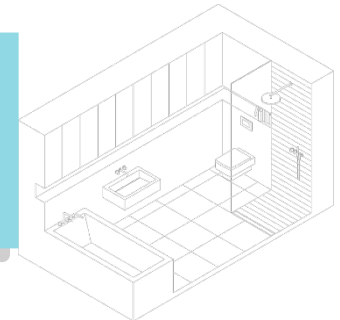
BEDROOM DIMENSIONS & ADDITIONAL

| | | | | | |
|---------------|---------------------|---|------------|-------------------|----|
| Primary | 15'8" X 12'6" ft/in | U | Additional | 0'0" X 0'0" ft/in | NA |
| Bedroom Two | 11'7" X 9'7" ft/in | U | | | |
| Bedroom Three | 10'3" X 9'9" ft/in | U | | | |
| Bedroom Four | 11'0" X 9'0" ft/in | B | | | |



BATHROOM PIECES

| | | |
|---------------------------|---------------------|---|
| Two Piece | 5'0" X 4'8" ft/in | M |
| Four Piece | 7'10" X 6'0" ft/in | B |
| Four Piece | 8'4" X 8'1" ft/in | U |
| Five Piece <i>Ensuite</i> | 11'0" X 9'11" ft/in | U |



*Insured measurements are based on local guidelines.