



**Address** 4405 20 Avenue NW, Calgary, AB  
**Date** May 5, 2021  
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## FLOOR TOTALS

Main Level	867.99 sqft / 80.63 m2	RMS Total	1803.50 sqft / 167.54 m2
Upper Level	935.51 sqft / 86.90 m2	Total w/ basement	2597.41 sqft / 241.29 m2
Lower Level	000.00 sqft / 00.00 m2	Order Procedure	RECA RMS
Basement Total	793.91 sqft / 73.75 m2	Exterior Wall Size	NA
Finished Basement	718.91 sqft / 66.78 m2	Order Type	Attached Single Family



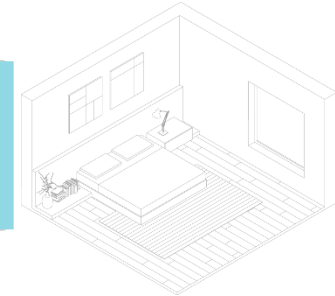
## ROOM DIMENSIONS

Kitchen	16'2" X 9'6" ft/in	M	Laundry	9'0" X 5'4" ft/in	U
Dining Area	14'0" X 13'4" ft/in	M	Storage Room	0'0" X 0'0" ft/in	NA
Living Room	15'10" X 14'0" ft/in	M	Utility Room	13'4" X 5'10" ft/in	B
Office Niche	0'0" X 0'0" ft/in	NA	Wet Bar	7'2" X 3'4" ft/in	B
Flex Room	0'0" X 0'0" ft/in	NA	Deck	11'8" X 4'4" ft/in	M
Foyer	6'8" X 6'6" ft/in	M	Patio	0'0" X 0'0" ft/in	NA
Mud Area	11'6" X 3'8" ft/in	M	Porch	0'0" X 0'0" ft/in	NA
Rec Room	19'0" X 14'6" ft/in	B	Garage	19'2" X 19'0" ft/in	M



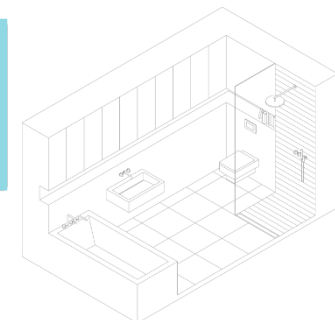
## BEDROOM DIMENSIONS

Primary Bedroom	14'0" X 12'6" ft/in	U	Bedroom Five	0'0" X 0'0" ft/in	NA
Bedroom Two	12'0" X 9'10" ft/in	U	Bedroom Six	0'0" X 0'0" ft/in	NA
Bedroom Three	15'0" X 9'10" ft/in	U	Bedroom Seven	0'0" X 0'0" ft/in	NA
Bedroom Four	13'0" X 11'2" ft/in	B	Bedroom Eight	0'0" X 0'0" ft/in	NA



## BATHROOM PIECES AND ADDITIONAL ROOMS

Two Piece	5'4" X 5'0" ft/in	M	Two Piece	0'0" X 0'0" ft/in	NA
Four Piece	9'8" X 5'0" ft/in	B	Three Piece	0'0" X 0'0" ft/in	NA
Four Piece	9'0" X 5'0" ft/in	U	Four Piece	0'0" X 0'0" ft/in	NA
Five Piece (Ensuite)	16'0" X 8'8" ft/in	U	Five Piece	0'0" X 0'0" ft/in	NA



\*Insured measurements are based on local guidelines.