

4620 & 4622 77 STREET NW

RECA Residential Measurement Standard (RMS) - Calgary, AB

MAIN LEVEL (AG) - 1384.78 Sq.Ft. / 128.65 m²

TOTAL ABOVE GRADE RMS SIZE - 1384.78 Sq.Ft. / 128.65 m²

BASEMENT DEVELOPED AREA (BG) - 1304.57 Sq.Ft. / 121.19 m²

TOTAL AG/BG DEVELOPED AREA - 2689.35 Sq.Ft. / 249.84 m²

DATE COMPLETED: JULY 5, 2022

PROPERTY TYPE: DETACHED

SUZANNE VAN ELSLANDE //

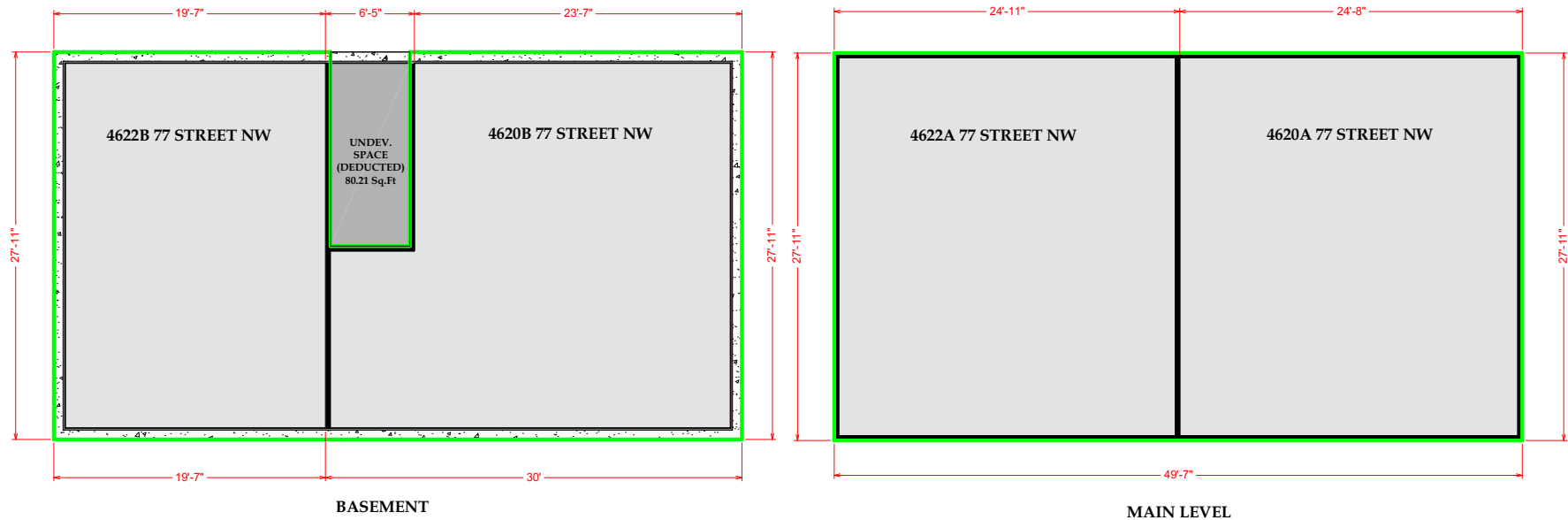
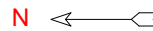


info@urbanmeasure.com

Calgary | Edmonton, AB

403.827.4420 | 587.598.4420

Toll Free : 1.844.504.4420



The Schematic Drawing shows the following depending on the style of property:

For Attached Properties and Condominiums the measurements represented above are Interior Measurements in accordance with Principle 4 of the RMS

Detached Properties the measurements represented above are Exterior Foundation Surface Measurements in accordance with Principle 3 of the RMS

RMS MEASURING | FLOOR PLANS | PHOTOS | VIDEOS | AERIAL | MATTERPORT 3D | RENDERINGS | VIRTUAL STAGING

Disclaimer: All total Sq.Ft. measurements completed and insured by UrbanMeasure Inc. using the RMS Guide as prepared by RECA. Measurement Insurance provided is to be considered void without payment and/or altered in anyway. Total Sq.Ft. measurements are based on the area within the allowed perimeter of the home or condo, not by multiplying room sizes. They DO NOT include decks, patios, garages, vaulted "open to below" areas, plant ledge windows, areas with floor to ceiling Heights below five feet, and fireplace cantilevers. For more information on the residential measurement standard (RMS) please visit: <https://www.reca.ca>

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Property / Order Information
 Order Address - 4620 & 4622 77 Street NW
 City / Town - Calgary, Alberta
 Date Completed - July 5, 2022
 Customer Name - Suzanne Van Elslande
 Company Name -
 Exterior Wall Thickness - 2 x 4
 Measurement Procedure - RECA RMS // Detached

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Exterior Total Measurements (RMS)
 Main Level (AG) - 1384.78 Sq.Ft. / 128.65 m2
 Total Above Grade RMS Size - 1384.78 Sq.Ft. / 128.65 m2

*"Total Above Grade RMS Size"
 to be used within your MLS® system*

AG - Above Grade Level
 BG - Below Grade Level

Basement Developed Area (BG) - 1304.57 Sq.Ft. / 121.19 m2
 Total AG/BG Developed Area - 2689.35 Sq.Ft. / 249.84 m2

4620A 77 Street NW

Room Dimensions // Main Level
 Dominant Ceiling Height - 8'0"
 Living Room - 15'1" x 13'5"
 Kitchen - 13'5" x 7'6"
 Primary Bedroom - 11'4" x 8'11"
 Bedroom Two - 11'4" x 7'10"
 4pc. Bathroom - 7'11" x 4'11"

Bathroom Count // Pieces
 1 - Four Piece

4620B 77 Street NW

Room Dimensions // Basement
 Dominant Ceiling Height - 7'1"
 Family Room - 17'6" x 11'2"
 Lower Kitchen - 12'8" x 9'2"
 Flex Area - 8'0" x 5'2"
 Bedroom Three - 12'10" x 7'0"
 Bedroom Four - 10'6" x 7'8"
 4pc. Bathroom - 7'4" x 6'6"
 Shared Laundry / Utility Room - 12'11" x 5'4"

Bathroom Count // Pieces
 1 - Four Piece

4622A 77 Street NW

Room Dimensions // Main Level
 Dominant Ceiling Height - 8'0"
 Living Room - 14'10" x 13'5"
 Kitchen - 13'5" x 7'8"
 Primary Bedroom - 11'4" x 8'10"
 Bedroom Two - 11'4" x 7'8"
 4pc. Bathroom - 7'11" x 4'11"

Bathroom Count // Pieces
 1 - Four Piece

4622B 77 Street NW

Room Dimensions // Basement
 Dominant Ceiling Height - 7'0"
 Lower Kitchen / Family Room - 18'9" x 12'9"
 Bedroom Three - 12'10" x 7'1"
 Flex Area - 8'1" x 7'10"
 Shared Laundry / Utility Room - 12'11" x 5'4"
 4pc. Bathroom - 7'11" x 4'11"

Bathroom Count // Pieces
 1 - Four Piece



E&O Insured
 Over 70,000 properties measured