



PROPERTY INFORMATION

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|-------------------------|--------------------------------------|
| ADDRESS OF PROPERTY | 1410 Montrose Terrace |
| CITY /TOWN | High River |
| DATE OF COMPLETION | January 16, 2021 |
| CUSTOMER NAME / COMPANY | Wendy Holloway - Hansen Land Brokers |

TOTAL MEASUREMENTS (RMS)

| | | | |
|--------------------------|------------------|--------------------------|------------------|
| MAIN LEVEL | 1049 SqFt | BASEMENT - DEVELOPED | 932.31 SqFt |
| UPPER LEVEL | 1233 SqFt | BASEMENT - UNDEVELOPED | 116.69 SqFt |
| TOTAL ABOVE GRADE | 2282 SqFt | TOTAL BELOW GRADE | 1049 SqFt |

MAIN LEVEL

| | |
|--------------------|---------------|
| LIVING ROOM | 14'9" x 15'2" |
| DINING ROOM | 8'9" x 14'0" |
| KITCHEN | 11'7" x 14'2" |
| FLEX ROOM | 10'0" x 10'1" |
| LAUNDRY / MUD ROOM | 9'1" x 9'4" |

UPPER LEVEL

| | |
|----------------|---------------|
| MASTER BEDROOM | 14'0" x 16'7" |
| BEDROOM 2 | 10'6" x 11'6" |
| BEDROOM 3 | 10'1" x 10'9" |
| BONUS ROOM | 14'8" x 15'0" |

BASEMENT / LOWER LEVEL

| | |
|---------------------------|----------------|
| FAMILY ROOM | 14'5" x 14'10" |
| GAME / REC ROOM | 13'3" x 18'10" |
| BEDROOM 4 | 9'6" x 12'6" |
| MECHANICAL / STORAGE ROOM | 9'8" x 12'8" |

BATHROOMS

| | |
|-----------------|-------|
| 2 PIECE | MAIN |
| 5 PIECE ENSUITE | UPPER |
| 4 PIECE | UPPER |
| 4 PIECE | LOWER |

EXTERIOR

| | |
|-------------------|---------------|
| GARAGE - INTERIOR | 23'0" x 23'6" |
| GARAGE TOTAL AREA | 579 SqFt |
| DECK | 10'0" x 14'0" |
| PORCH | 5'7" x 13'6" |

Disclaimer: All measurements provided follow the RMS and are completed and fully insured by Red Dot Services. Measurements are intended for use only by the purchaser of this document and measurement insurance is considered void without payment and/or if altered in any way. Below grade area includes developed and non-developed areas. For more information on the RMS standards, please visit <https://www.reca.ca>

