

Property information	
Date	August 23-2022
Address	2561 Coopers Circle SW
Property Type	Detached
Client Name	Mike Abou Daher

Floor Total (RMS)			
Main Level	834.06 Sqft / 77.48 m2	RMS Area	1657.691 Sqft / 153.998 m2
Upper Level	823.631 Sqft / 76.518 m2	Total W/Below Grade	2332.993 Sqft / 216.736 m2
Lower Level	--		
Basement	675.302 Sqft / 62.738 m2		

Room	Dimensions	@	Room	Dimensions	@
Kitchen			Storage Room		
Kitchen^ Eating	15'02" x 8'05" / 4.6 m x 2.5 m	M	Recreation Room	17'03" x 14'10" / 5.2 m x 4.5 m	B
Dining Room	7'06" x 8'11" / 2.2 m x 2.7 m	M	Breakfast Nook		
Living Room	12'09" x 17'03" / 3.8 m x 5.2 m	M	Lower Kitchen		
Family Room			Lower Family Room		
Den/Office			Basement" unfinished"		
Laundry Room	3'01" x 5'07" / 0.9 m x 1.7 m	U	Patio	15'06" x 13'11" / 4.7 m x 4.2 m	M
Utility Storage	12'04" x 10'10" / 3.7 m x 3.3 m	B	Garage	21'07" x 19'03" / 6.5 m x 5.8 m	M

Bedroom	Dimensions	@	Bedroom	Dimensions	@
Primary	14'03" x 12'07" / 4.3 m x 3.8 m	U	Bedroom 5		
Bedroom 2	10'00" x 10'00" / 3.0 m x 3.0 m	U	Bedroom 6		
Bedroom 3	9'00" x 11'00" / 2.7 m x 3.3 m	U	Balcony		
Bedroom 4	11'00" x 10'00" / 3.3 m x 3.0 m	B	Walk-in Closet	4'11" x 5'10" / 1.4 m x 1.7 m	U
			Walk-in Closet	3'10" x 5'02" / 1.1 m x 1.5 m	B

Bathroom	Classification	Dimensions	@	Bathroom	Classification	Dimensions	@
Bathroom 1	2Pcs	4'10" x 4'11" / 1.4 m x 1.4 m	M	Bathroom 6			
Bathroom 2	Ensuite 5 Pcs	10'07" x 9'08" / 3.2 m x 2.9 m	U	Bathroom 7			
Bathroom 3	4Pcs	7'05" x 4'11" / 2.2 m x 1.4 m	U				
Bathroom 4	4Pcs	8'04" x 4'11" / 2.5 m x 1.4 m	B				
Bathroom 5							

The Measurement Standards used for this measurement Report follows the Real Estate Council of Alberta Guide to the residential Measurement Standards in Alberta as well as Real Estate Act Rules Registration in section 41 (b) 42 (b) where applicable.