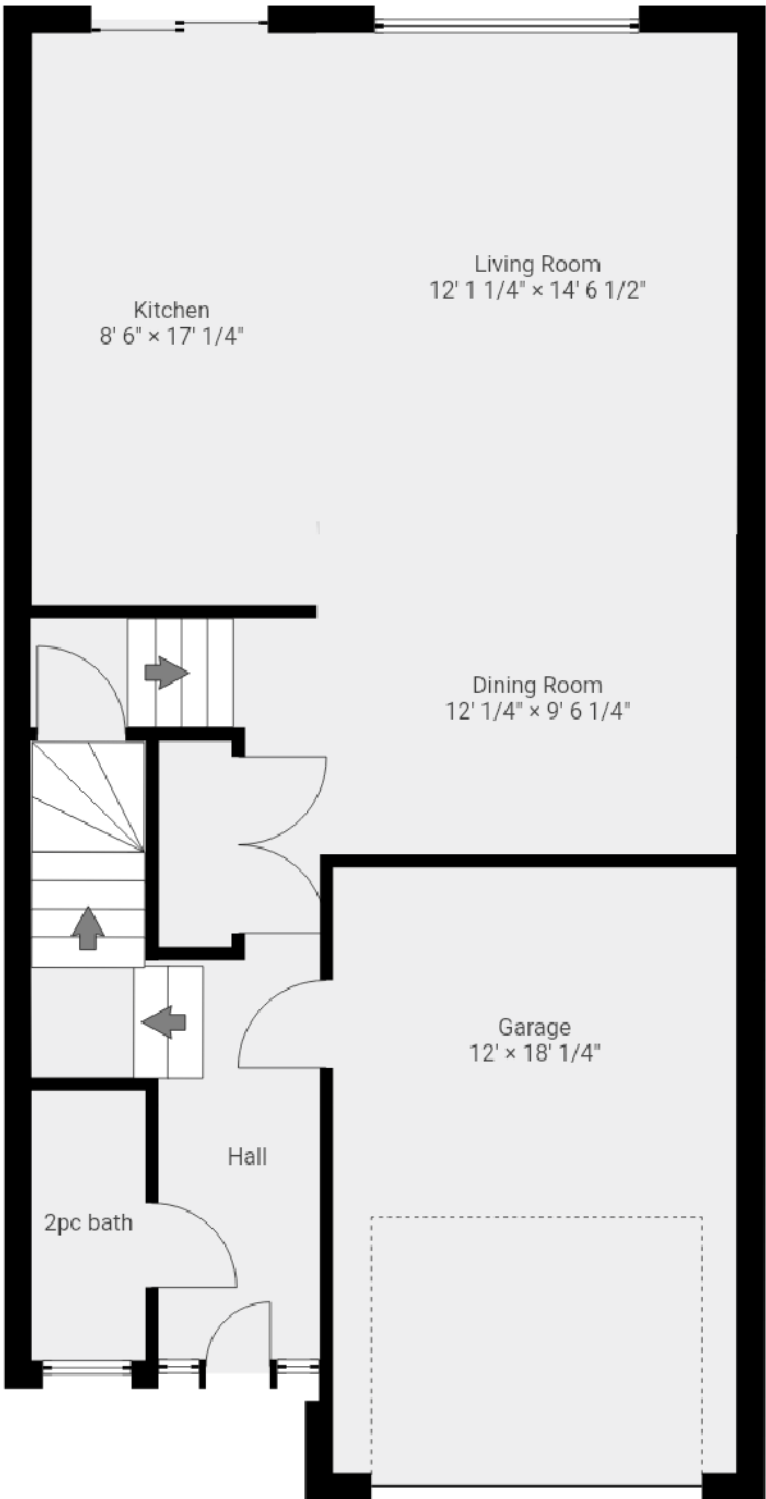


74 Bobolink Rd  
Hamilton, ON

Total Above Grade Exterior ft<sup>2</sup>  
Approx Above Grade Exterior Area = 1725

Total Exterior ft<sup>2</sup>  
Approx Exterior Area (basement included) = 2399



Ground Floor

(above grade)

Approx Interior Area = 653 ft<sup>2</sup>

Approx Exterior Area = 736 ft<sup>2</sup>

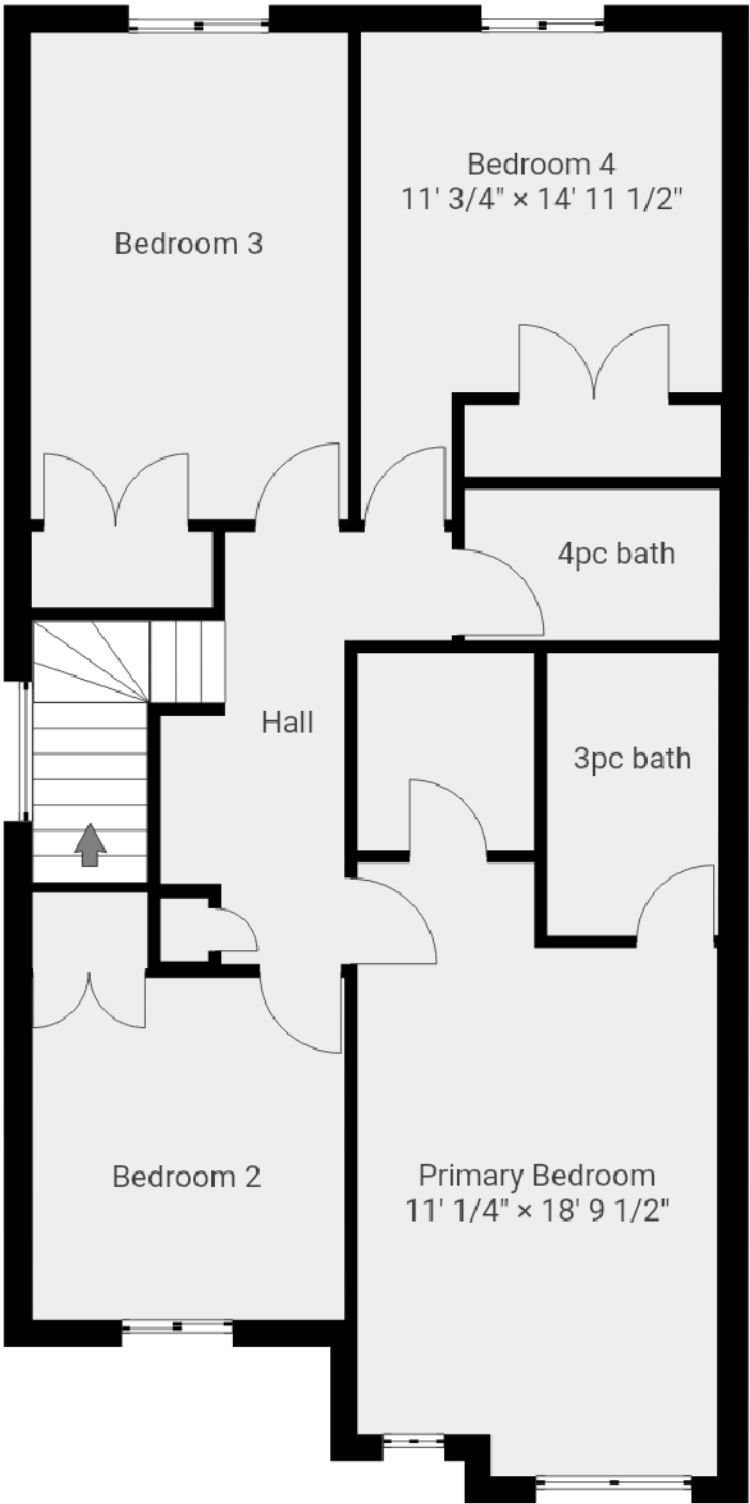
All room dimensions and floor areas must be considered approximate and are subject to independent verification.



74 Bobolink Rd  
Hamilton, ON

Total Above Grade Exterior ft<sup>2</sup>  
Approx Above Grade Exterior Area = 1725

Total Exterior ft<sup>2</sup>  
Approx Exterior Area (basement included) = 2399



2nd Floor

(above grade)

Approx Interior Area = 879 ft<sup>2</sup>

Approx Exterior Area = 989 ft<sup>2</sup>

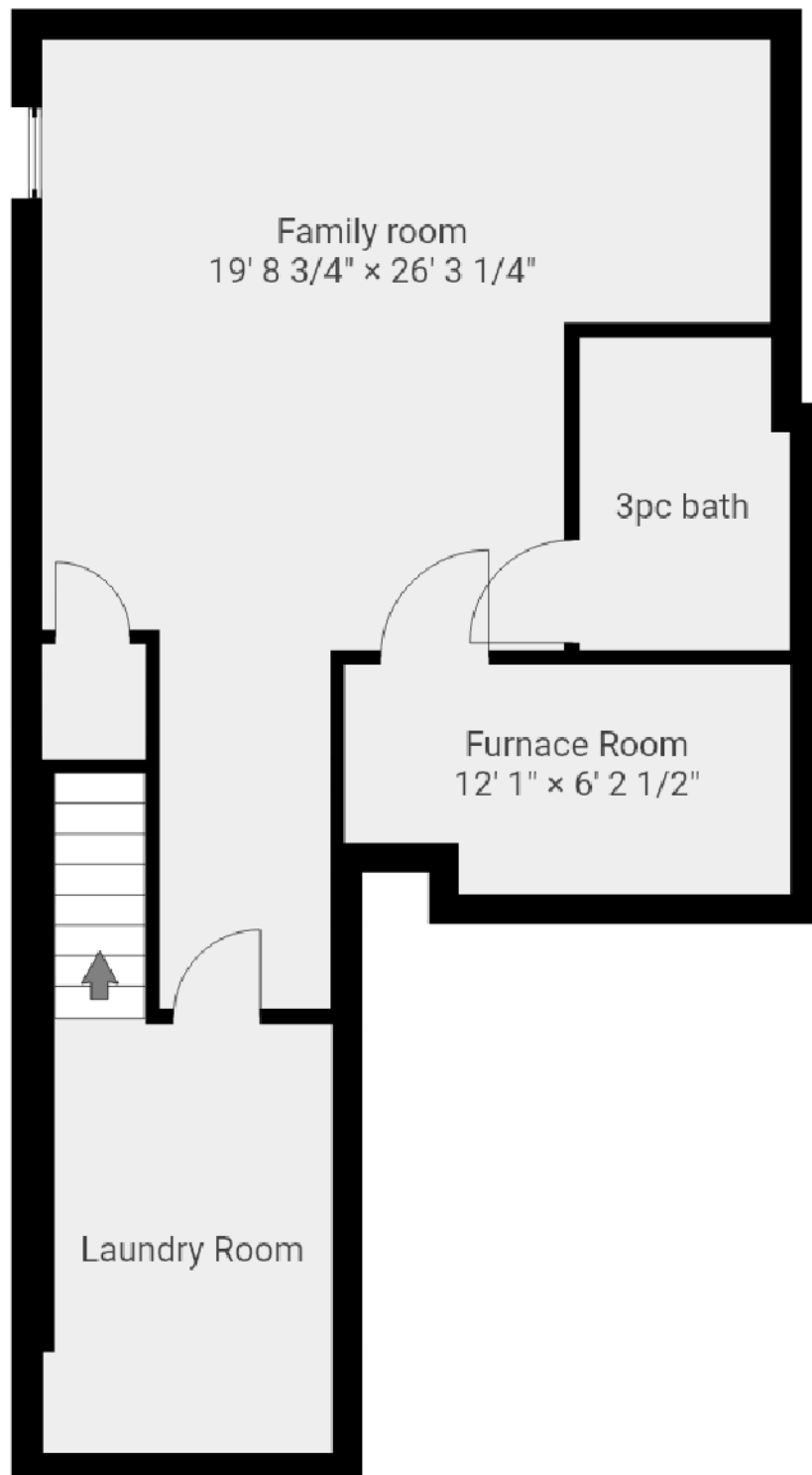
All room dimensions and floor areas must be considered approximate and are subject to independent verification.



**74 Bobolink Rd**  
Hamilton, ON

**Total Above Grade Exterior ft<sup>2</sup>**  
Approx Above Grade Exterior Area = 1725

**Total Exterior ft<sup>2</sup>**  
Approx Exterior Area (basement included) = 2399



## Basement

(below grade)

Approx Interior Area = 572 ft<sup>2</sup>

Approx Exterior Area = 674 ft<sup>2</sup>



Summary

Main Room Interior Measurements

Room Name	Imperial	Metric	Area
Ground Floor (above grade) - Approx Exterior ft <sup>2</sup> = 736			
Living Room	12' 1" x 14' 6"	3.69m x 4.43m	175.69 ft <sup>2</sup> / 16.32 m <sup>2</sup>
Dining Room	12' 0" x 9' 6"	3.66m x 2.90m	114.54 ft <sup>2</sup> / 10.64 m <sup>2</sup>
Kitchen	8' 6" x 17' 0"	2.59m x 5.19m	144.66 ft <sup>2</sup> / 13.44 m <sup>2</sup>
2pc bath	3' 4" x 8' 0"	1.03m x 2.45m	27.16 ft <sup>2</sup> / 2.52 m <sup>2</sup>
Garage*	12' 0" x 18' 0"	3.66m x 5.49m	216.37 ft <sup>2</sup> / 20.10 m <sup>2</sup>

\* Garage not included in square footage measurements

2nd Floor (above grade) - Approx Exterior ft<sup>2</sup> = 989

Primary Bedroom	11' 0" x 18' 10"	3.36m x 5.73m	187.41 ft <sup>2</sup> / 17.41 m <sup>2</sup>
Bedroom 2	9' 7" x 10' 6"	2.91m x 3.19m	100.12 ft <sup>2</sup> / 9.30 m <sup>2</sup>
Bedroom 3	9' 9" x 14' 11"	2.97m x 4.55m	145.24 ft <sup>2</sup> / 13.49 m <sup>2</sup>
Bedroom 4	11' 1" x 15' 0"	3.37m x 4.56m	133.09 ft <sup>2</sup> / 12.36 m <sup>2</sup>
3pc bath	5' 3" x 8' 8"	1.60m x 2.64m	45.38 ft <sup>2</sup> / 4.22 m <sup>2</sup>
4pc bath	7' 10" x 4' 8"	2.38m x 1.41m	36.19 ft <sup>2</sup> / 3.36 m <sup>2</sup>
Walk-in closet	5' 5" x 6' 1"	1.65m x 1.84m	32.75 ft <sup>2</sup> / 3.04 m <sup>2</sup>

Basement (below grade) - Approx Exterior ft<sup>2</sup> = 674

3pc bath	5' 8" x 8' 6"	1.74m x 2.58m	47.10 ft <sup>2</sup> / 4.38 m <sup>2</sup>
Family room	19' 9" x 26' 3"	6.01m x 8.01m	320.46 ft <sup>2</sup> / 29.77 m <sup>2</sup>
Furnace Room	12' 1" x 6' 2"	3.68m x 1.89m	70.68 ft <sup>2</sup> / 6.57 m <sup>2</sup>
Laundry Room	7' 10" x 18' 5"	2.39m x 5.61m	105.08 ft <sup>2</sup> / 9.76 m <sup>2</sup>

All room dimensions and floor areas must be considered approximate and are subject to independent verification.

Rooms have irregular shapes and, as such, cannot be truly represented by one length and width. The length and width listed above are the longest length and width of the room. Because of this, room area is not always equal to the product of length and width but has been calculated in any floor area accurately using all wall measurements.

