

**74 Bobolink Rd**

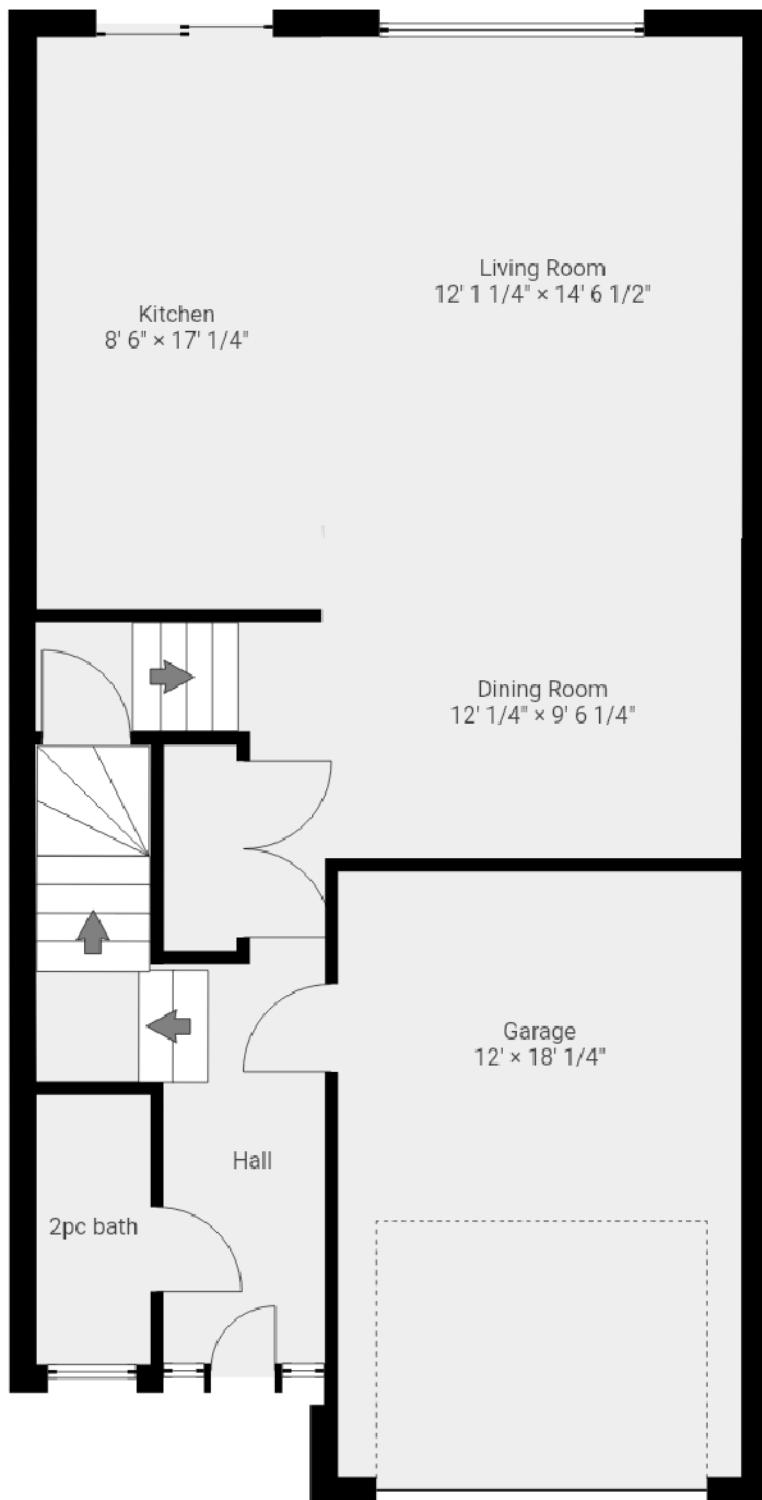
Hamilton, ON

**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

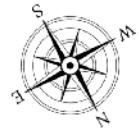
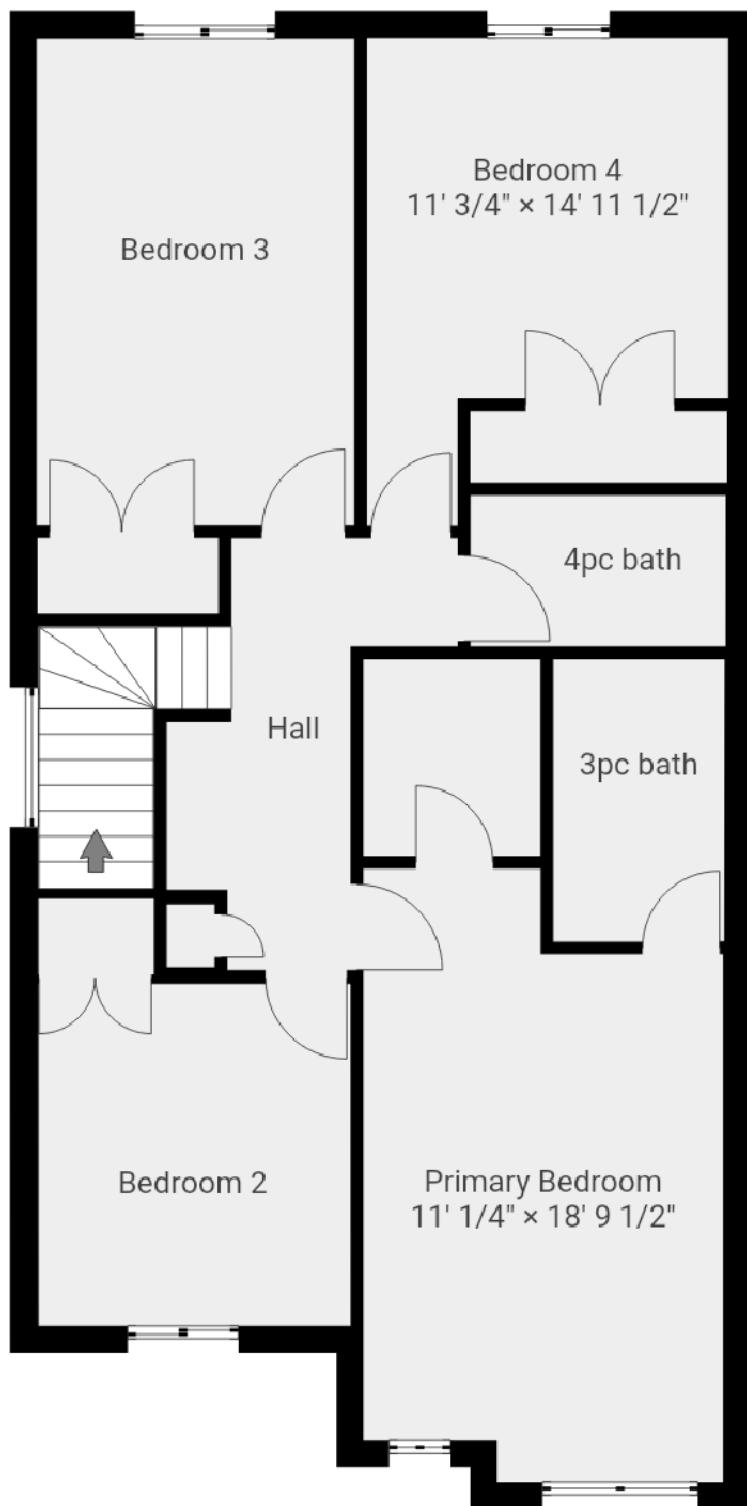
**(above grade)**

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

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

**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

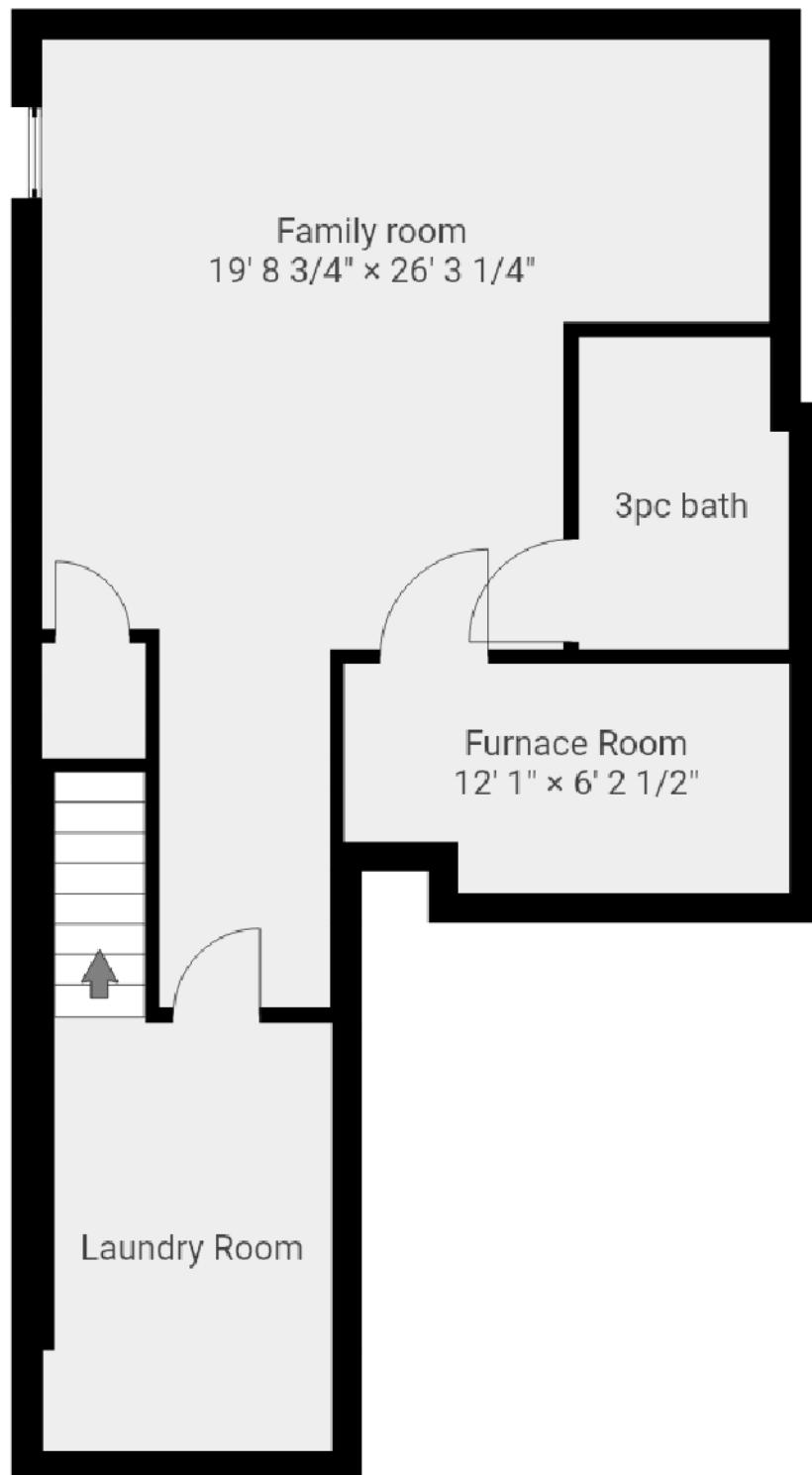
**(above grade)**

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

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

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**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>  |

