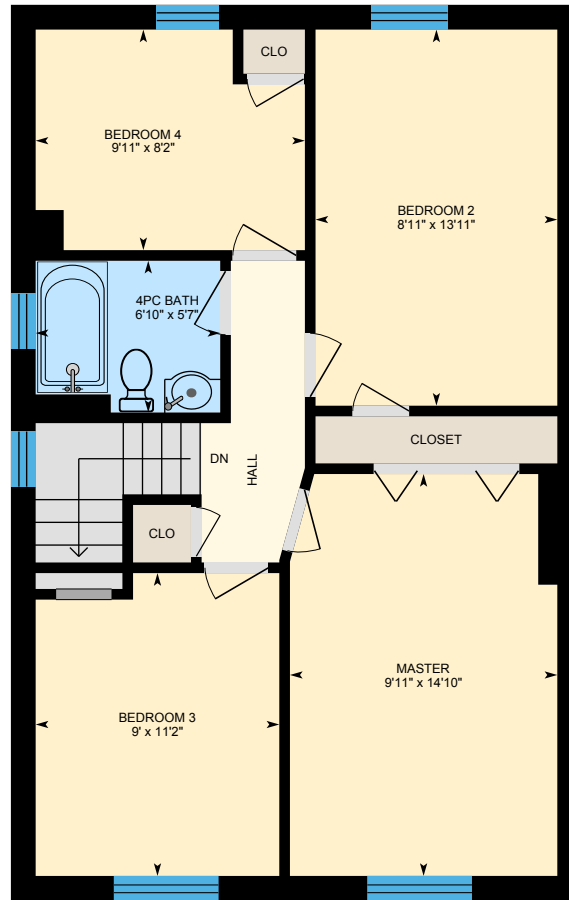


# 74 Brookside Dr, Toronto, ON

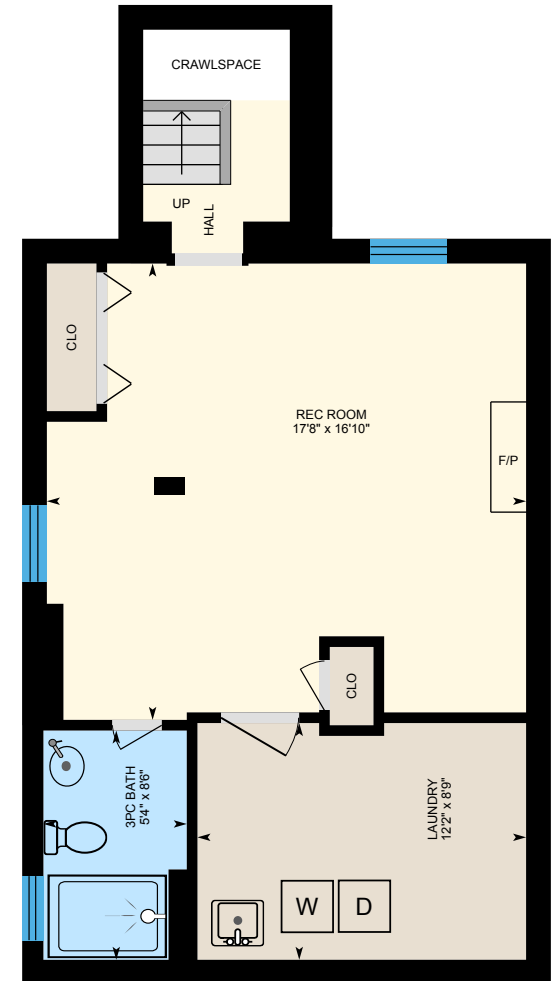
Main Building: Total Exterior Area Above Grade 1332 sq ft



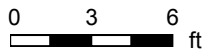
**1st Floor**  
Exterior Area 633 sq ft



**2nd Floor**  
Exterior Area 698 sq ft

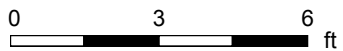
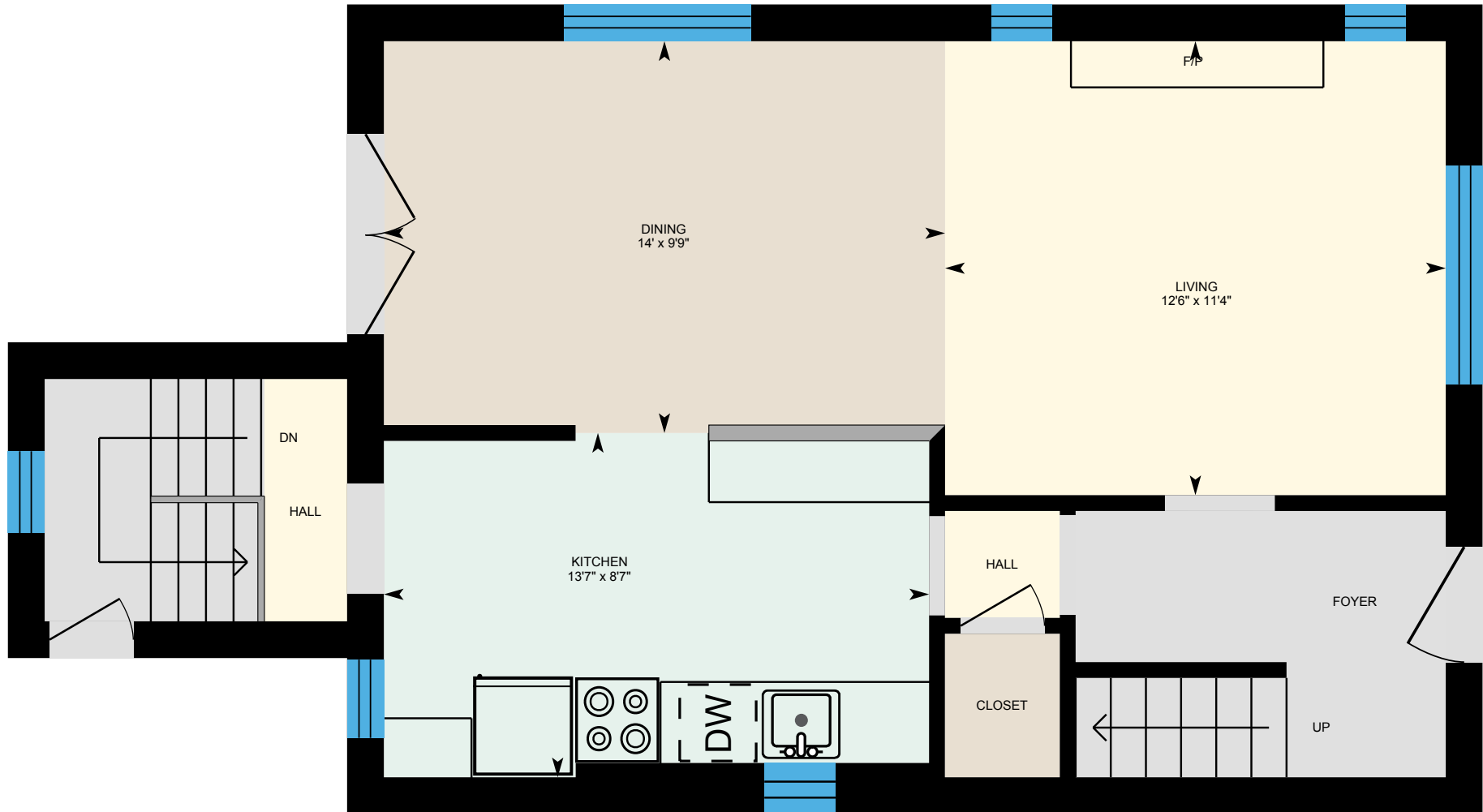


**Basement (Below Grade)**  
Exterior Area 582 sq ft



# 74 Brookside Dr, Toronto, ON

1st Floor Total Exterior Area 633 sq ft  
Total Interior Area 533 sq ft



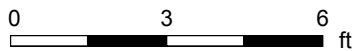
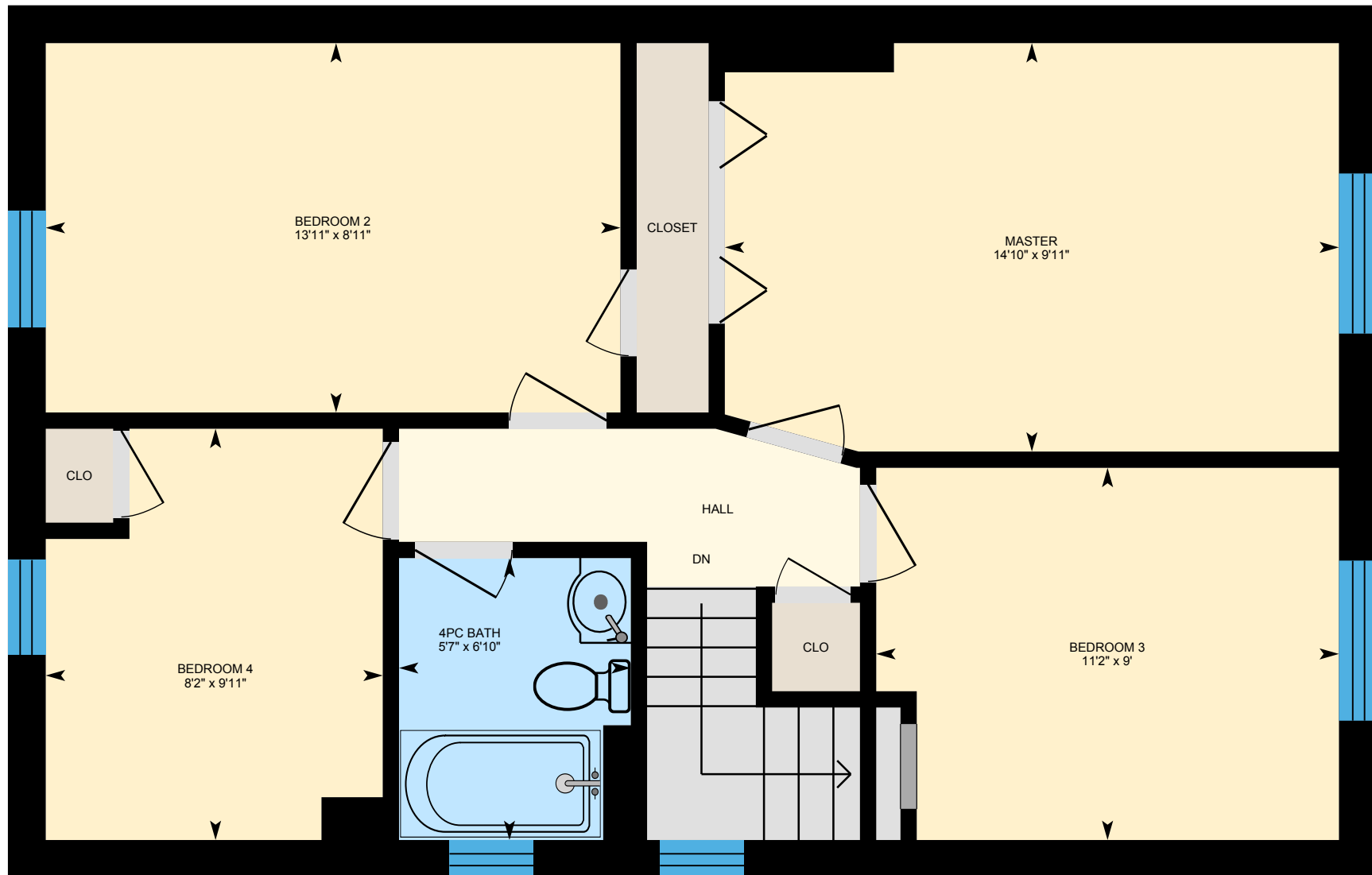
PREPARED: Apr, 2019



White regions are excluded from total floor area. All room dimensions and floor areas must be considered approximate and are subject to independent verification. For method of measurement please see <https://youriguide.com/measure/>.

# 74 Brookside Dr, Toronto, ON

2nd Floor Total Exterior Area 698 sq ft  
Total Interior Area 602 sq ft



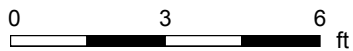
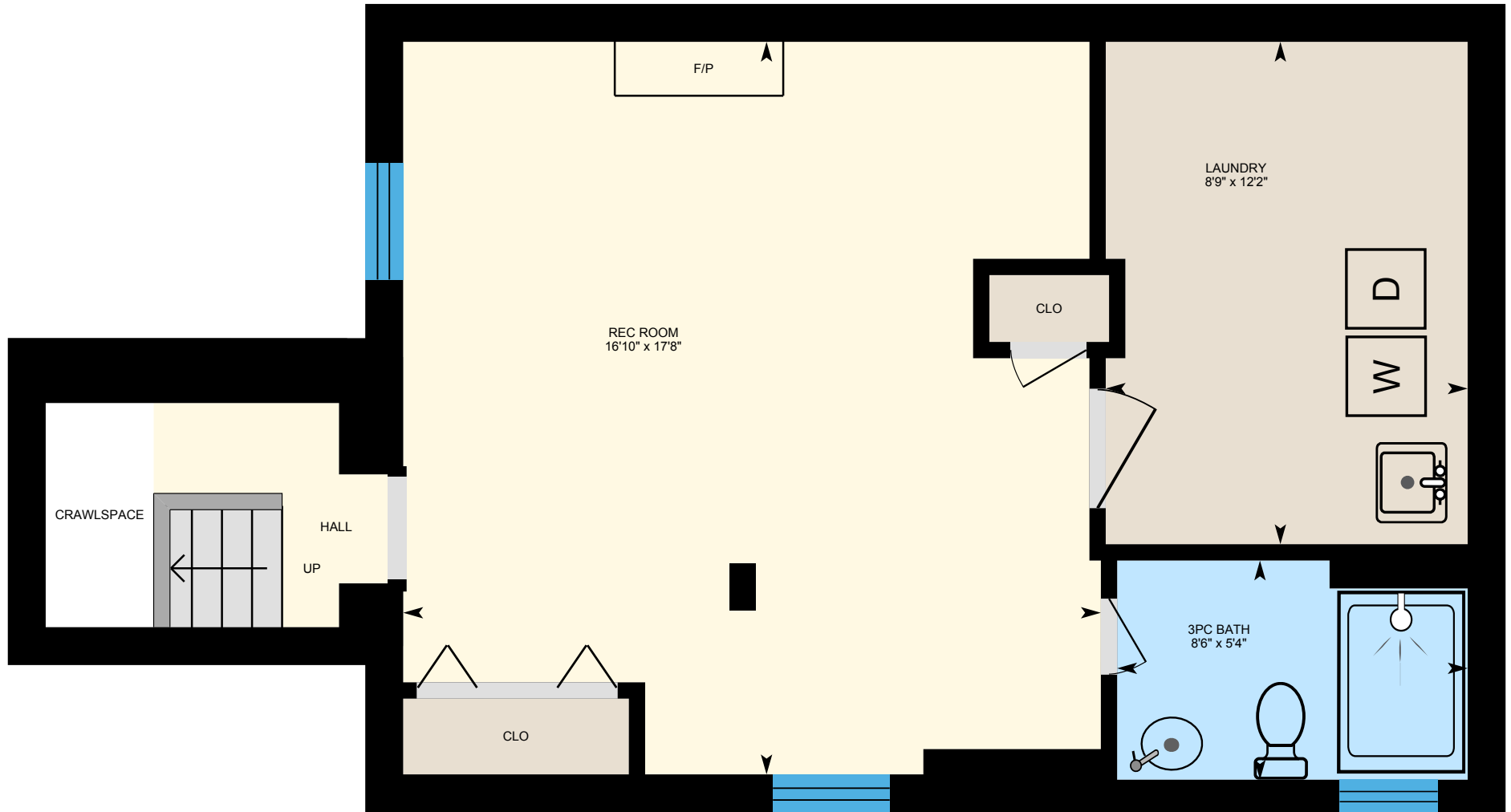
PREPARED: Apr, 2019



White regions are excluded from total floor area. All room dimensions and floor areas must be considered approximate and are subject to independent verification. For method of measurement please see <https://youriguide.com/measure/>.

# 74 Brookside Dr, Toronto, ON

**Basement** Total Exterior Area 582 sq ft  
Total Interior Area 489 sq ft



PREPARED: Apr, 2019



White regions are excluded from total floor area. All room dimensions and floor areas must be considered approximate and are subject to independent verification. For method of measurement please see <https://youriguide.com/measure/>.

# 74 Brookside Dr, Toronto, ON

## Property Details

### Room Measurements

Only major rooms are listed. Some listed rooms may be excluded from total interior floor area (e.g. garage). Room dimensions are largest length and width; parts of room may be smaller. Room area is not always equal to product of length and width.

#### Main Building

##### 1ST FLOOR

Dining: 9'9" x 14'

Kitchen: 8'7" x 13'7"

Living: 11'4" x 12'6"

##### 2ND FLOOR

4pc Bath: 6'10" x 5'7"

Bedroom 2: 8'11" x 13'11"

Bedroom 3: 9' x 11'2"

Bedroom 4: 9'11" x 8'2"

Master: 9'11" x 14'10"

##### BASEMENT

3pc Bath: 5'4" x 8'6"

Laundry: 12'2" x 8'9"

Rec Room: 17'8" x 16'10"

### Floor Area Information

For explanation of floor area calculations and method of measurement please see <https://youriguide.com/measure/>.

#### Main Building

##### 1ST FLOOR

Interior Area: 533 sq ft

Perimeter Wall Length: 110 ft

Perimeter Wall Thickness: 11.0 in

Exterior Area: 633 sq ft

##### 2ND FLOOR

Interior Area: 602 sq ft

Perimeter Wall Length: 105 ft

Perimeter Wall Thickness: 11.0 in

Exterior Area: 698 sq ft

##### BASEMENT (Below Grade)

Interior Area: 489 sq ft

Perimeter Wall Length: 102 ft

Perimeter Wall Thickness: 11.0 in

Exterior Area: 582 sq ft

#### Total Above Grade Floor Area

Main Building Interior: 1135 sq ft

**Main Building Exterior: 1332 sq ft**

# 74 Brookside Dr, Toronto, ON

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## Property Details

Customer Name: Geoffrey Grace

Customer Company: Re/Max Hallmark Realty Brokerage Ltd.

Prepared: Apr 24, 2019

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