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2320 Nelson Avenue, West Vancouver

MAIN FLOOR	
Den / Office	12'3"x9'7"
Family Room	19'6"x14'10"
Dining Room	13'6"x11'11"
Eating Area	11'9"x11'5"
Kitchen	14'10"x12'2"
Pantry	7'7"x3'3"
Foyer	8'1"x7'0"
Powder Room	6'9"x4'10"
Laundry / Mud Room	8'11"x8'5"

UPPER LEVEL	
M.Bedroom	15'9"x15'3"
Ensuite	13'10"x9'5"
Walk-In Closet	9'5"x6'1"
Bedroom	10'6"x9'7"
Ensuite	10'6"x5'11"
Bedroom	10'3"x10'0"
Semi - Ensuite	8'1"x4'6"
Bedroom	11'3"x9'7"

LOWER LEVEL	
Recreation Room	29'7"x14'8"
Other	11'7"x10'7"
Bedroom	13'3"x11'5"
Ensuite	9'3"x5'3"
Walk-in Closet	7'7"x6'8"
Bedroom / Office	20'11"x9'1"
Walk-in Closet	8'2"x4'6"
Bathroom	8'8"x5'3"
Storage	9'6"x4'4"
Furnace (unfin.)	6'8"x4'1"

TOTALS	
Main Floor (finished):	1,542 sq.ft.
Upper Level (finished):	1,369 sq.ft.
Lower Level (finished):	1,507 sq.ft.
TOTAL FINISHED:	4,418 sq.ft.
Lower Level (unfinished):	35 sq.ft.
TOTAL UNFINISHED:	35 sq.ft.
GRAND TOTAL:	4,453 sq.ft.

OTHER AREAS:			
Garage:	428 sq.ft.	20'1"x19'11"	
Deck (Main):	141 sq.ft.	12'4"x11'10"	
Deck (Upper):	234 sq.ft.	21'0"x10'9"	
Deck (Upper):	60 sq.ft.	15'9"x3'9"	
Deck (Upper):	25 sq.ft.	9'5"x2'9"	
Deck (Upper):	21 sq.ft.	9'4"x2'3"	
Patio:		27'3"x16'4"	approx
Patio:		15'4"x10'10"	approx