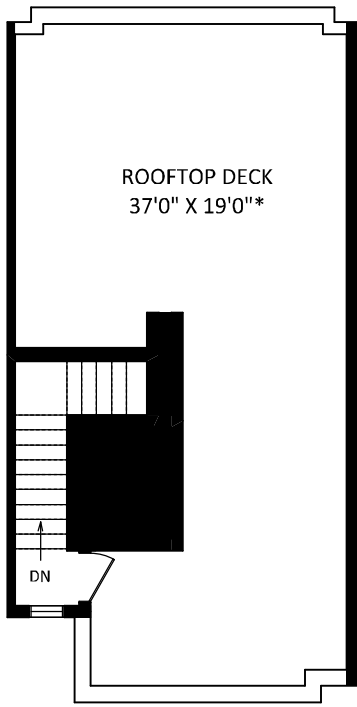


#160 2280 163 Street
Surrey, BC



ROOFTOP DECK
37'0" X 19'0"*



KELSEY FINDLAY & JUSTIN SYENS

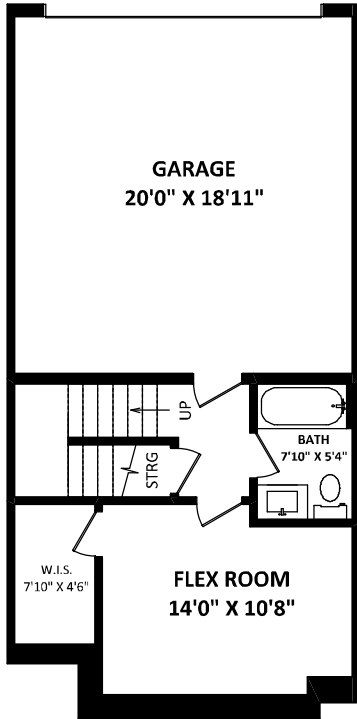
HomeLife Benchmark Realty Corp.
Cell: 604-614-8390
Office: 604-531-1111
info@teamtotl.ca
www.teamtotl.ca

TOTAL FINISHED AREA: 1898 SQ.FT.

OTHER AREA(S)

GARAGE:	402 SQ.FT.
ROOFTOP DECK:	631 SQ.FT.*
DECK:	85 SQ.FT.*
PATIO:	133 SQ.FT.*

TOP FLOOR: 72 SQ.FT.

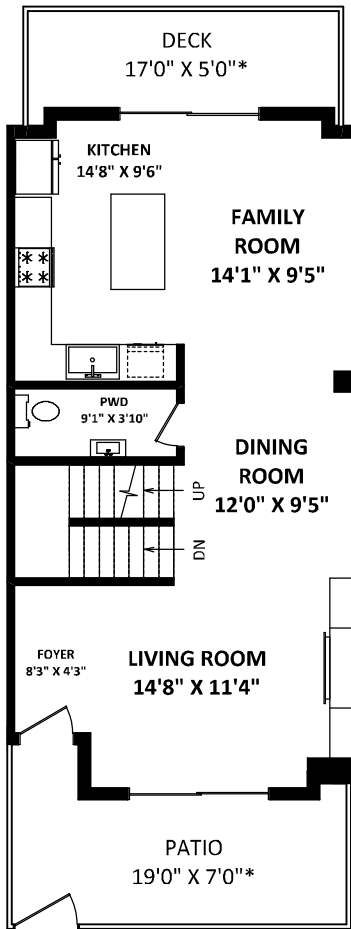


GARAGE
20'0" X 18'11"

FLEX ROOM
14'0" X 10'8"

BATH
7'10" X 5'4"

W.I.S.
7'10" X 4'6"



DECK
17'0" X 5'0"*

KITCHEN
14'8" X 9'6"

FAMILY ROOM
14'1" X 9'5"

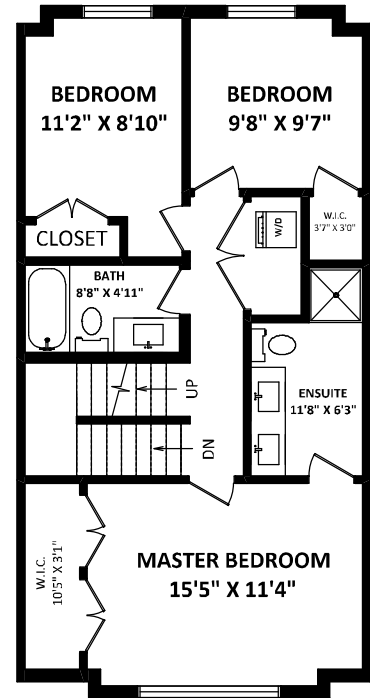
PWD
9'1" X 3'10"

DINING ROOM
12'0" X 9'5"

FOYER
8'3" X 4'3"

LIVING ROOM
14'8" X 11'4"

PATIO
19'0" X 7'0"*



BEDROOM
11'2" X 8'10"

BEDROOM
9'8" X 9'7"

CLOSET

BATH
8'8" X 4'11"

W.I.C.
10'5" X 3'1"

MASTER BEDROOM
15'5" X 11'4"

W.I.C.
3'7" X 3'0"

ENSUITE
11'8" X 6'3"

LOWER FLOOR: 352 SQ.FT.

MAIN FLOOR: 732 SQ.FT.

UPPER FLOOR: 742 SQ.FT.

DISCLAIMERS:

1. MEASUREMENTS ARE FOR PROMOTIONAL USE ONLY & ARE NOT INTENDED FOR CONSTRUCTION USE. ROOM DIMENSIONS ARE APPROXIMATE. MEASUREMENTS & CALCULATIONS FOR FINISHED AREAS ARE E&O INSURED.
2. FINISHED AREAS ARE ENCLOSED AREAS IN A HOUSE THAT ARE SUITABLE FOR YEAR-ROUND USE, EMBODYING WALLS, FLOORS, AND CEILINGS THAT ARE SIMILAR TO THE REST OF THE HOUSE. (ANSI Z765-2013)
3. FOR STRATA LOTS, SQUARE FOOTAGE OF EACH LEVEL IS CALCULATED FROM THE CENTERLINE OF THE EXTERIOR WALLS OR SHARED WALLS OF THE STRATA LOT TO THE CENTERLINE OF THE EXTERIOR WALLS OR SHARED WALLS OF THE ADJACENT STRATA LOTS. (REF. STRATA PROPERTY ACT, SECTION 68)
4. THIS FLOOR PLAN MAY ONLY BE REPRODUCED WITH PERMISSION OF THE REALTOR(S) ON THIS FLOOR PLAN.
- * "AM" MEASUREMENTS WITH AN ASTERISK (*) OR (APPROX) ARE APPROXIMATE AND FOR ILLUSTRATION PURPOSES ONLY AND ARE NOT E&O INSURED.

[FEBRUARY 12, 2021]



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NORTH

