3334 Winlaw Place **GEOFF JARMAN** Vancouver, BC Personal Real Estate Corporation Sutton Group West Coast **TOTAL FINISHED AREA: 2783 SQ.FT.** Phone: (604) 415-9800 Cell: (604) 313-7280 OTHER AREA(S) gjarman@sutton.com GARAGE: 344 SQ.FT. jarmanrealestate.com **PATIO** PATIO: 271 SQ.FT.* 14'0" X 9'6" * M. **RECREATION EATING AREA MASTER DINING ROOM** 10'2" X 7'1" ROOM **KITCHEN BEDROOM** 10'9" X 10'7" 15'6" X 14'9" 10'2" X 8'11' 13'2" X 11'11" CLOSET LIVING ROOM CLOSET 14'10" X 17'1" **BEDROOM BEDROOM** 10'3" X 10'3" 10'3" X 10'1" CLOSET **UPPER FLOOR: 1501 SQ.FT. GARAGE** STORAGE 23'1" X 11'3" SUITE **FLEX ROOM LAUNDRY** KITCHEN/ 13'5" X 9'9" 10'7" X 9'7" DINING STRG 13'7" X 10'8" STORAGE **FAMILY ROOM** 16'7" X 13'8" **BEDROOM BEDROOM** DN 12'2" X 10'10" 12'2" X 11'1" 10 FT. **LOWER FLOOR: 1282 SQ.FT.**

[MAY 4, 2021] SEEVIRTUAL TEL: 604-575-1244 www.seevirtual360.com DISCLAIMERS:

1. MEASUREMENTS ARE FOR PROMOTIONAL USE ONLY 8 ARE NOT INTENDED FOR CONSTRUCTION USE ROOM DIMENSIONS ARE APPROXIMATE. MEASUREMENTS & CALCULATIONS FOR PINISHED AREAS ARE EAO INSURED.

2. FINISHED AREAS ARE ENCLOSED AREAS IN A HOUSE THAT ARE SUITABLE FOR YEAR-ROUND USE, EMBODYING WALLS, PLOOPS, AND CEILIMSSTHAT ARE SIMILAR TO THE REST OF THE HOUSE, AND STAFS-0.013.

3. FOR DETACHED SINICLE-FAMILY HOUSES, THE FINISHED SOLUBE FOOTAGE OF EACH LEVEL IS CALCULATED TO THE EXTEROR FINISHED SURPACE OF THE OUTSIDE WALLS (ANSI 2755-2013).

4. THIS FLOOR PLAN MAY ONLY BE REPRODUCED WITH PERMISSION OF THE REALTONS) ON THIS FLOOR PLAN.

**ANY MEASUREMENTS WITH AN ASTERISK (*) OR (APPROX) ARE APPROXIMATE AND FOR ILLUSTRATION PURPOSES ONLY AND ARE NOT ERO DISSURED.