



**NAOMI MORRISON**

Personal Real Estate Corporation

Macdonald Realty Ltd. Vancouver

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**TOTAL FLOOR AREA: 2374 SQ.FT.**

**MAIN HOUSE: 1772 SQ.FT.**

**SEPARATE SUITE: 499 SQ.FT.**

**SEPARATE LAUNDRY: 58 SQ.FT.**

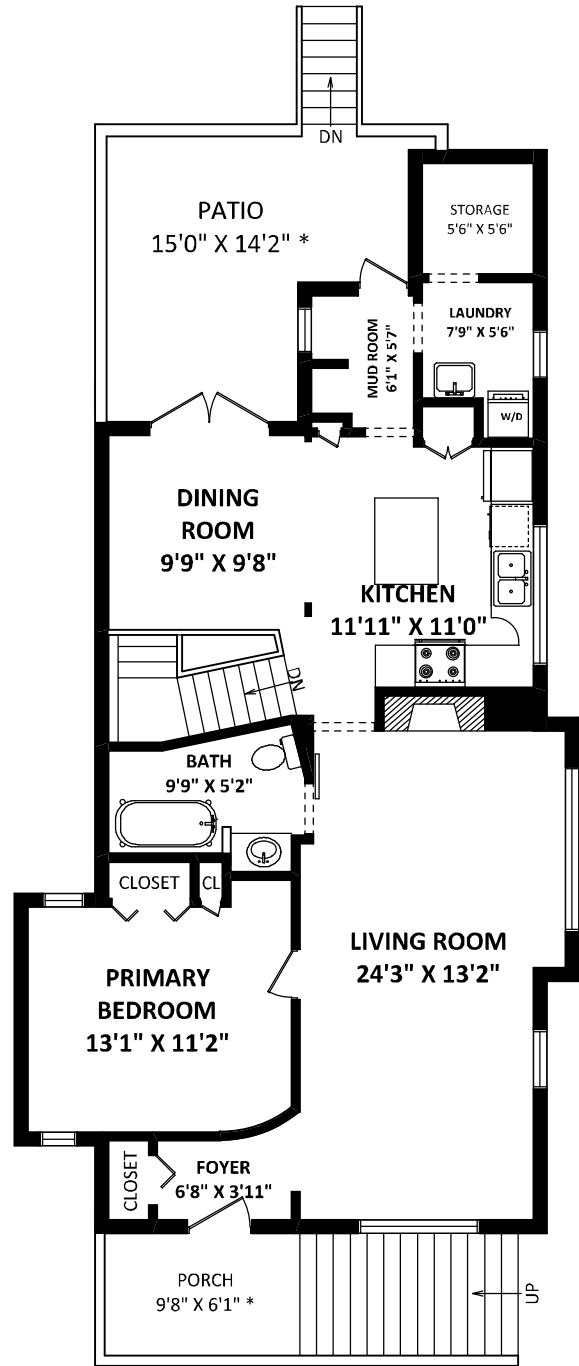
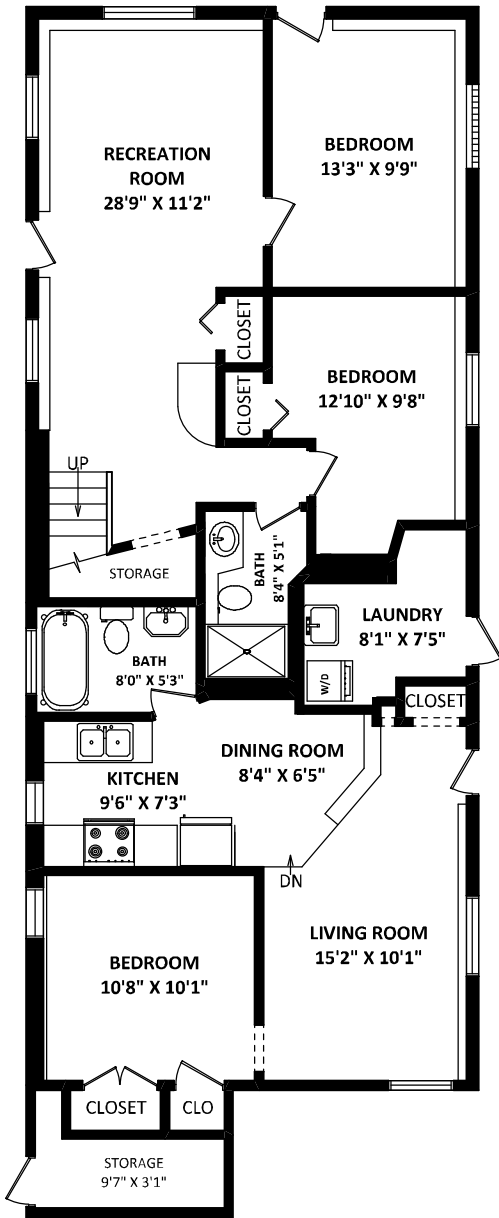
**SEPARATE STORAGE: 45 SQ.FT.**

**3831 Clark Drive  
Vancouver, BC**

**OTHER AREA(S)**

**PORCH: 67 SQ.FT.\***

**PATIO: 194 SQ.FT.\***



**LOWER FLOOR: 1271 SQ.FT.**

**MAIN FLOOR: 1103 SQ.FT.**

**MAIN HOUSE: 669 SQ.FT.**

**SEPARATE SUITE: 499 SQ.FT.**

**SEPARATE LAUNDRY: 58 SQ.FT.**

**SEPARATE STORAGE: 45 SQ.FT.**

[JUNE 10, 2022]



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**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 DETACHED SINGLE-FAMILY HOUSES, THE FINISHED SQUARE FOOTAGE OF EACH LEVEL IS CALCULATED TO THE EXTERIOR FINISHED SURFACE OF THE OUTSIDE WALLS. (ANSI Z765-2013)
  4. THIS FLOOR PLAN MAY ONLY BE REPRODUCED WITH PERMISSION OF THE REALTOR(S) ON THIS FLOOR PLAN.
- \* ANY MEASUREMENTS WITH AN ASTERISK (\*) ARE APPROXIMATE AND FOR ILLUSTRATION PURPOSES ONLY AND ARE NOT E&O INSURED.



SCALE 0 2 5 10FT