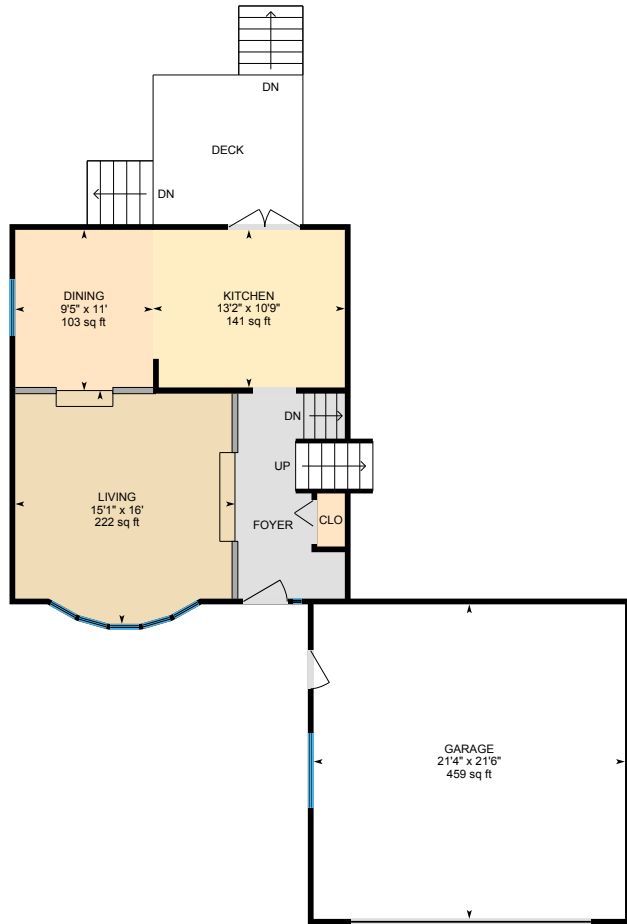
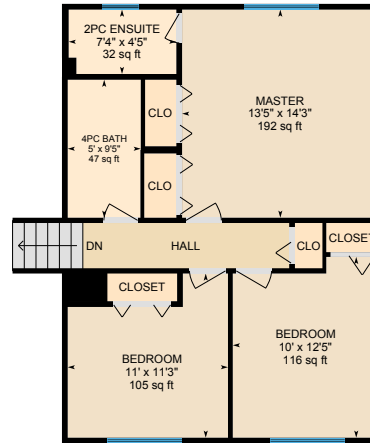


# 270 Jensen Dr NE, Airdrie, AB

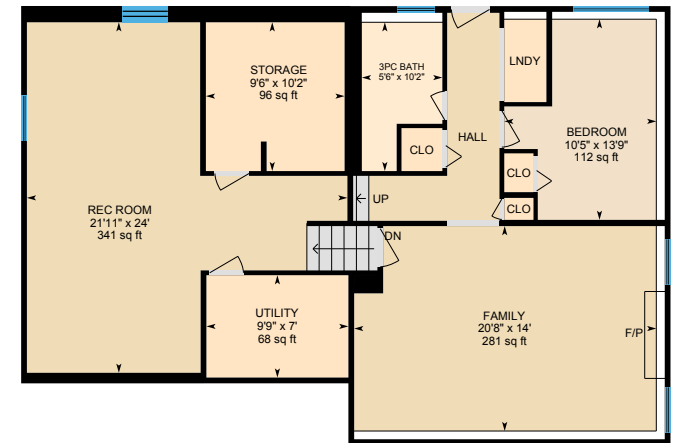
Main Building: Total Exterior Area Above Grade 1309 sq ft



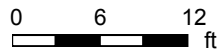
**Main Floor**  
Exterior Area 633 sq ft



**2nd Floor**  
Exterior Area 676 sq ft



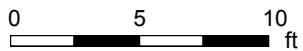
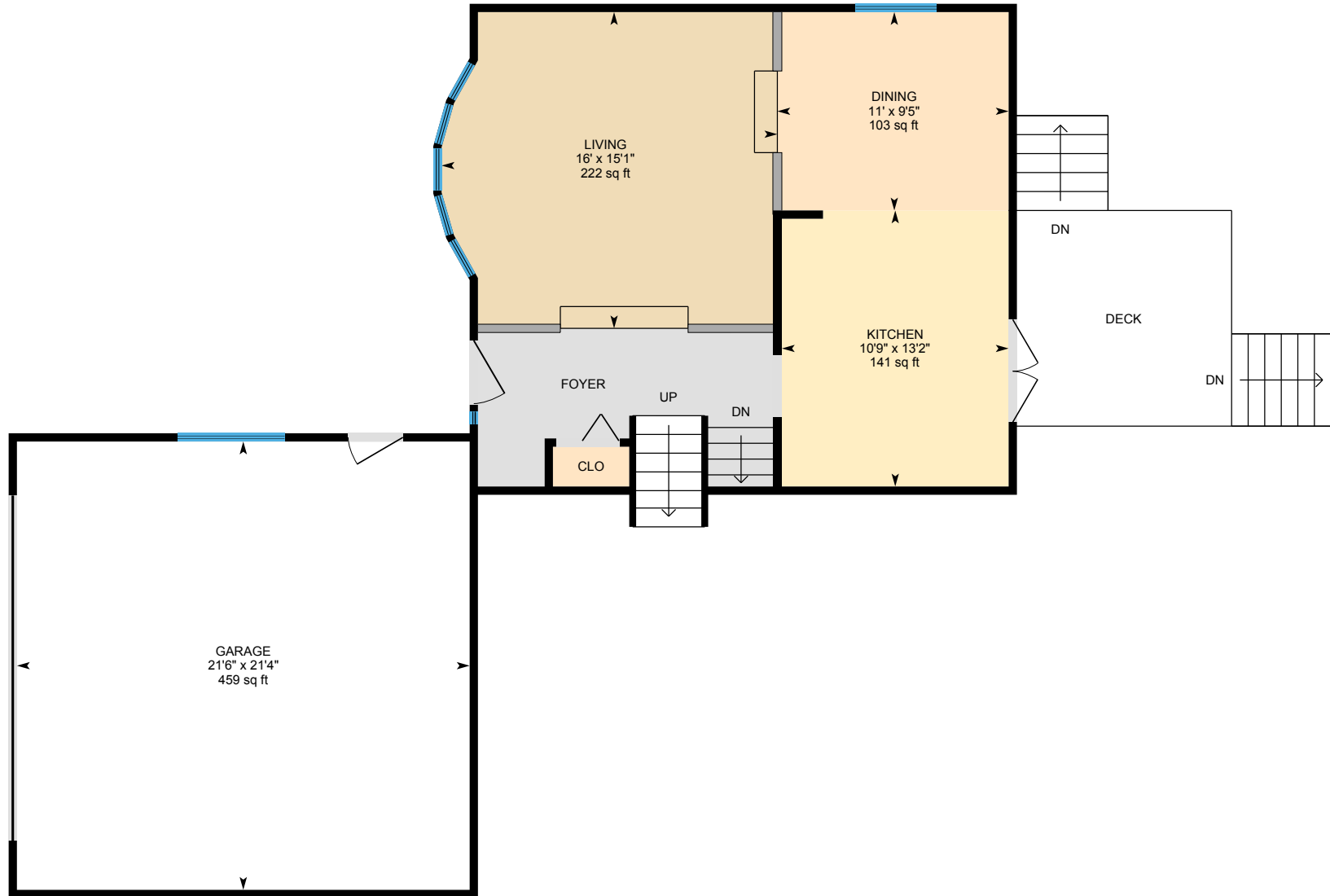
**Basement (Below Grade)**  
Exterior Area 1181 sq ft



PREPARED: Feb, 2020

# 270 Jensen Dr NE, Airdrie, AB

**Main Floor** Total Exterior Area 633 sq ft  
Total Interior Area 575 sq ft



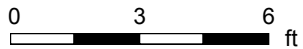
PREPARED: Feb, 2020



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/>.

# 270 Jensen Dr NE, Airdrie, AB

2nd Floor Total Exterior Area 676 sq ft  
Total Interior Area 635 sq ft



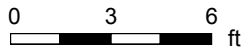
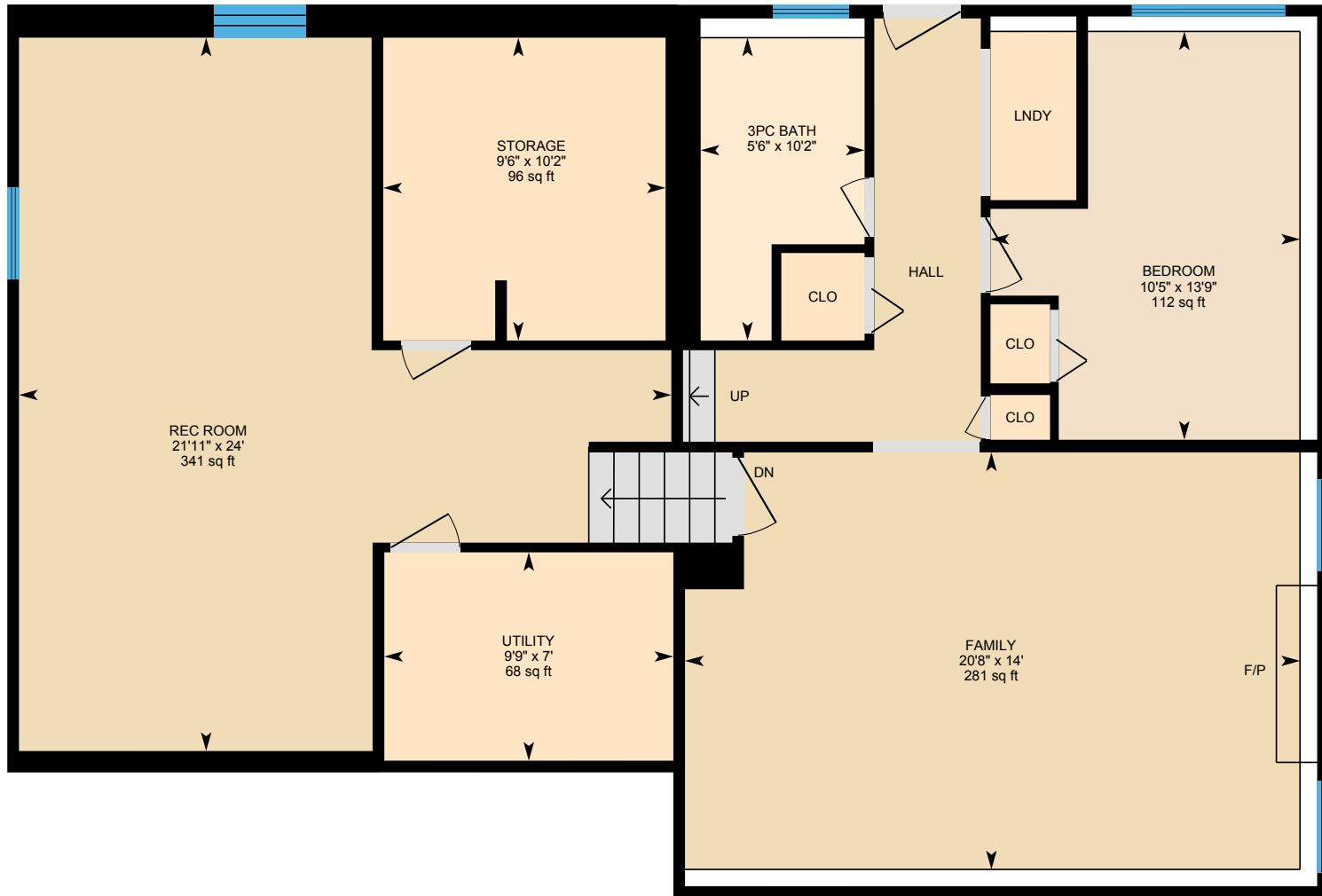
PREPARED: Feb, 2020



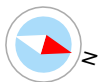
White regions are excluded from total floor area. All room dimensions and floor areas must be considered approximate and are subject to independent verification. For method of measurement please see <https://youriguide.com/measure/>.

# 270 Jensen Dr NE, Airdrie, AB

**Basement** Total Exterior Area 1181 sq ft  
Total Interior Area 1125 sq ft



PREPARED: Feb, 2020



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/>.

# 270 Jensen Dr NE, Airdrie, AB

## 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

#### MAIN FLOOR

Dining: 9'5" x 11' | 103 sq ft  
Garage: 21'4" x 21'6" | 459 sq ft  
Kitchen: 13'2" x 10'9" | 141 sq ft  
Living: 15'1" x 16' | 222 sq ft

#### 2ND FLOOR

2pc Ensuite: 7'4" x 4'5" | 32 sq ft  
4pc Bath: 5' x 9'5" | 47 sq ft  
Bedroom: 10' x 12'5" | 116 sq ft  
Bedroom: 11' x 11'3" | 105 sq ft  
Master: 13'5" x 14'3" | 192 sq ft

#### BASEMENT

3pc Bath: 5'6" x 10'2" | 46 sq ft  
Bedroom: 10'5" x 13'9" | 112 sq ft  
Family: 20'8" x 14' | 281 sq ft  
Rec Room: 21'11" x 24' | 341 sq ft  
Storage: 9'6" x 10'2" | 96 sq ft  
Utility: 9'9" x 7' | 68 sq ft

### Floor Area Information

For explanation of floor area calculations and method of measurement please see <https://youriguide.com/measure/>. All displayed floor areas are rounded to nearest integer. Total area is computed before rounding and may not equal to sum of displayed floor areas.

### Main Building

#### MAIN FLOOR

Interior Area: 575 sq ft  
Excluded Area: 459 sq ft  
Perimeter Wall Length: 155 ft  
Perimeter Wall Thickness: 4.5 in  
Exterior Area: 633 sq ft

#### 2ND FLOOR

Interior Area: 635 sq ft  
Perimeter Wall Length: 110 ft  
Perimeter Wall Thickness: 4.5 in  
Exterior Area: 676 sq ft

#### BASEMENT (Below Grade)

Interior Area: 1125 sq ft  
Perimeter Wall Length: 147 ft  
Perimeter Wall Thickness: 4.5 in  
Exterior Area: 1181 sq ft

### Total Above Grade Floor Area

Main Building Interior: 1210 sq ft  
Main Building Excluded: 459 sq ft  
**Main Building Exterior: 1309 sq ft**

# 270 Jensen Dr NE, Airdrie, AB

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## Property Details

Customer Name: Clint Willies

Customer Company: Century 21 PowerRealty.ca

Prepared: Feb 28, 2020

The 'Total Above Grade Floor Area' is the RMS size of the property. Please use Exterior Area for detached properties, and Interior Area for properties with common walls such as half-duplexes, townhouses, and apartments.

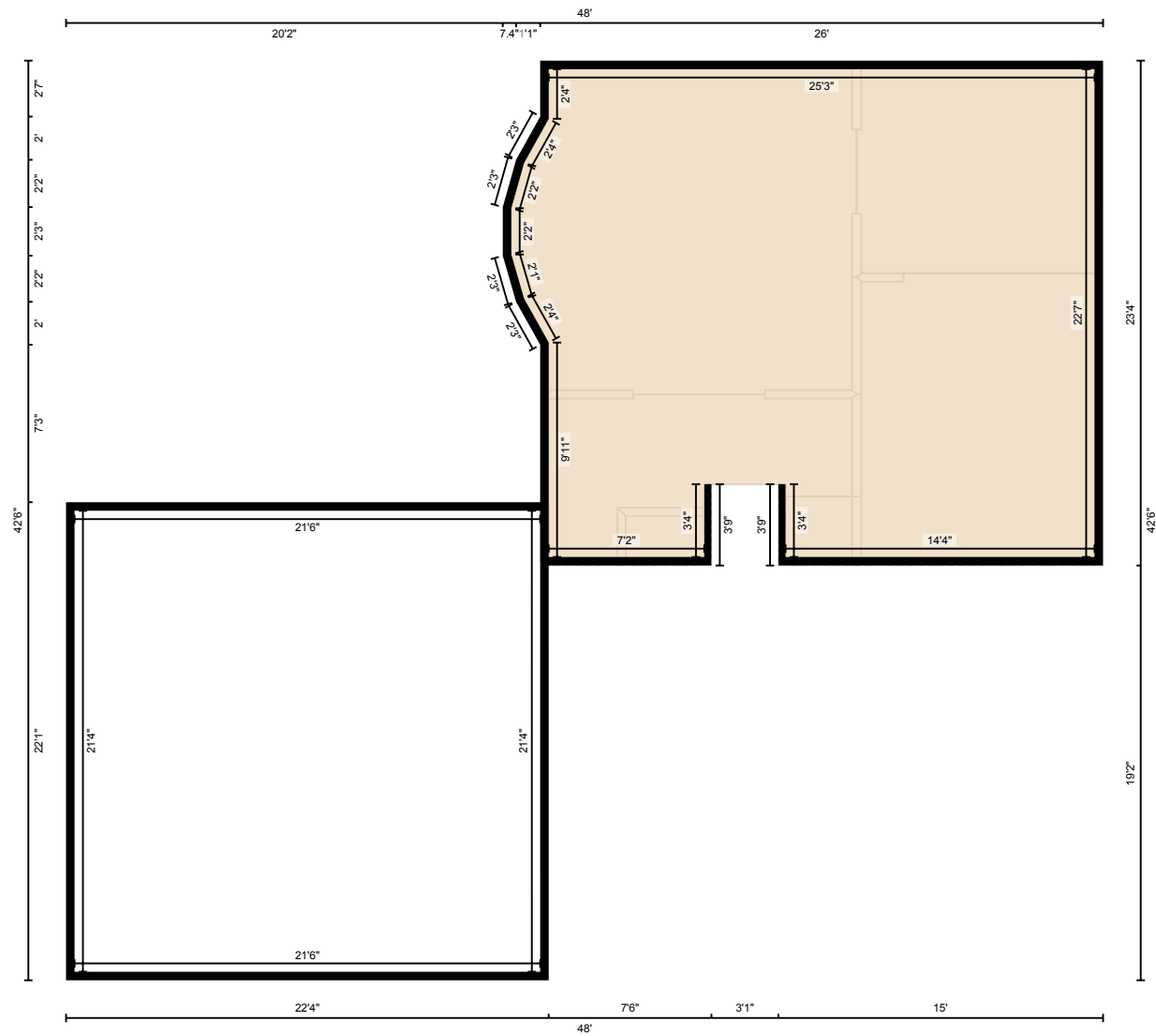
The required schematics from CREB, as well as supplement measurement sheet are part of your PDF Floorplan, you can find this under Downloads.

This property was measured by CMC Photo & Measure Services.

# 270 Jensen Dr NE, Airdrie, AB

Measurement Diagram for: Main Floor

Exterior Wall Thickness: 4.5 in



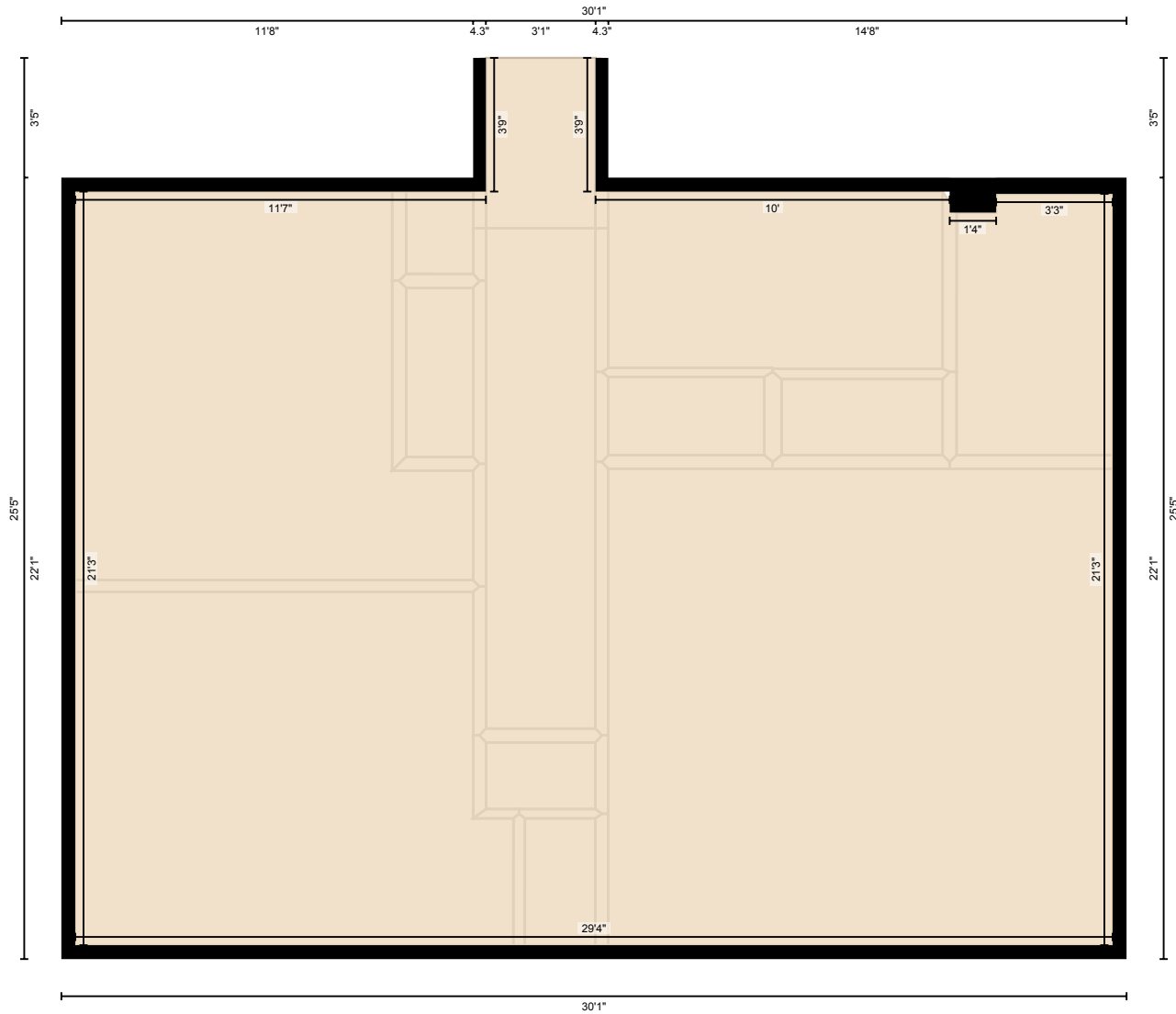
PREPARED: Feb, 2020

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/>.

# 270 Jensen Dr NE, Airdrie, AB

Measurement Diagram for: 2nd Floor

Exterior Wall Thickness: 4.5 in



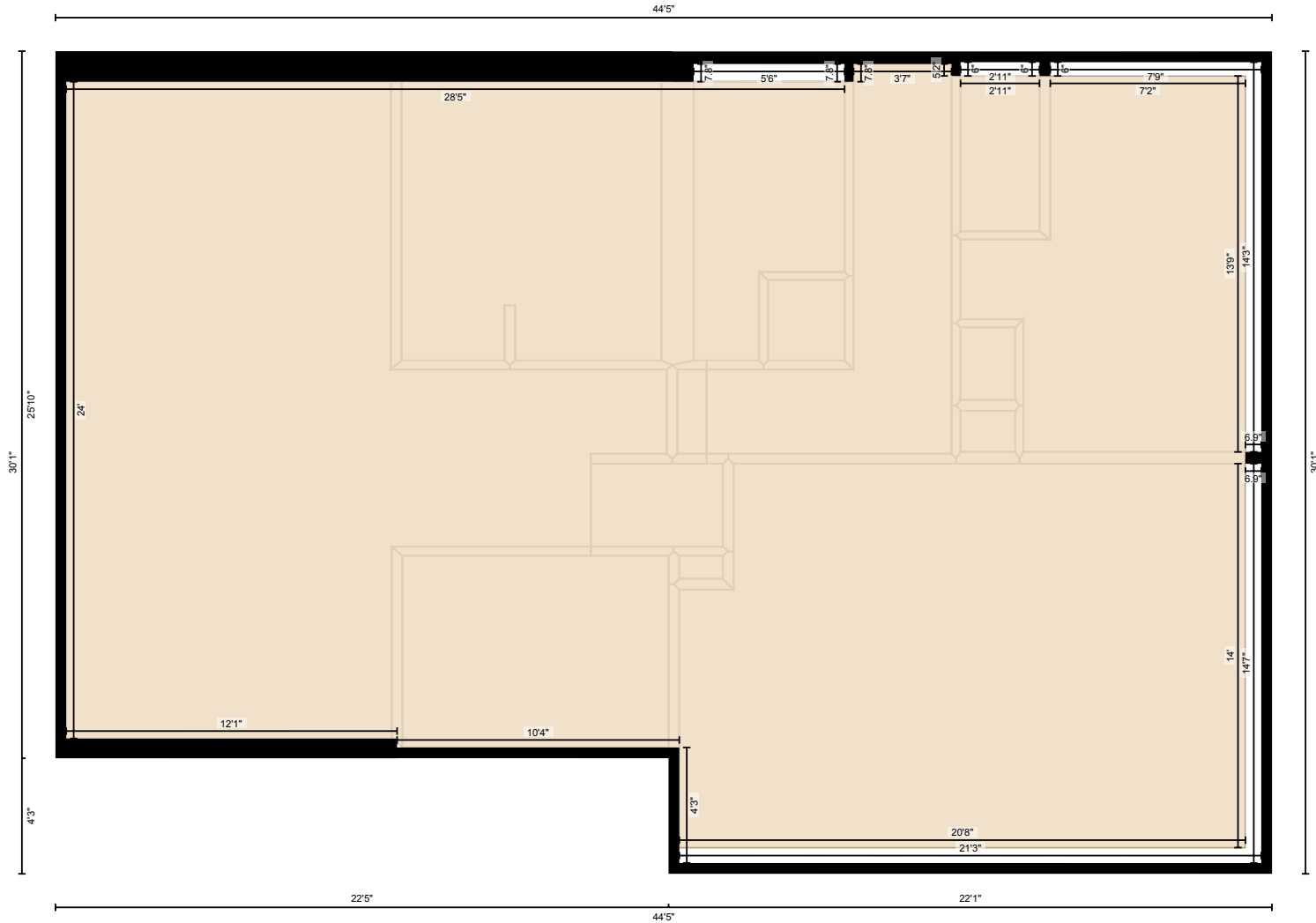
PREPARED: Feb, 2020



# 270 Jensen Dr NE, Airdrie, AB

Measurement Diagram for: Basement

Exterior Wall Thickness: 4.5 in



PREPARED: Feb, 2020

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/>.