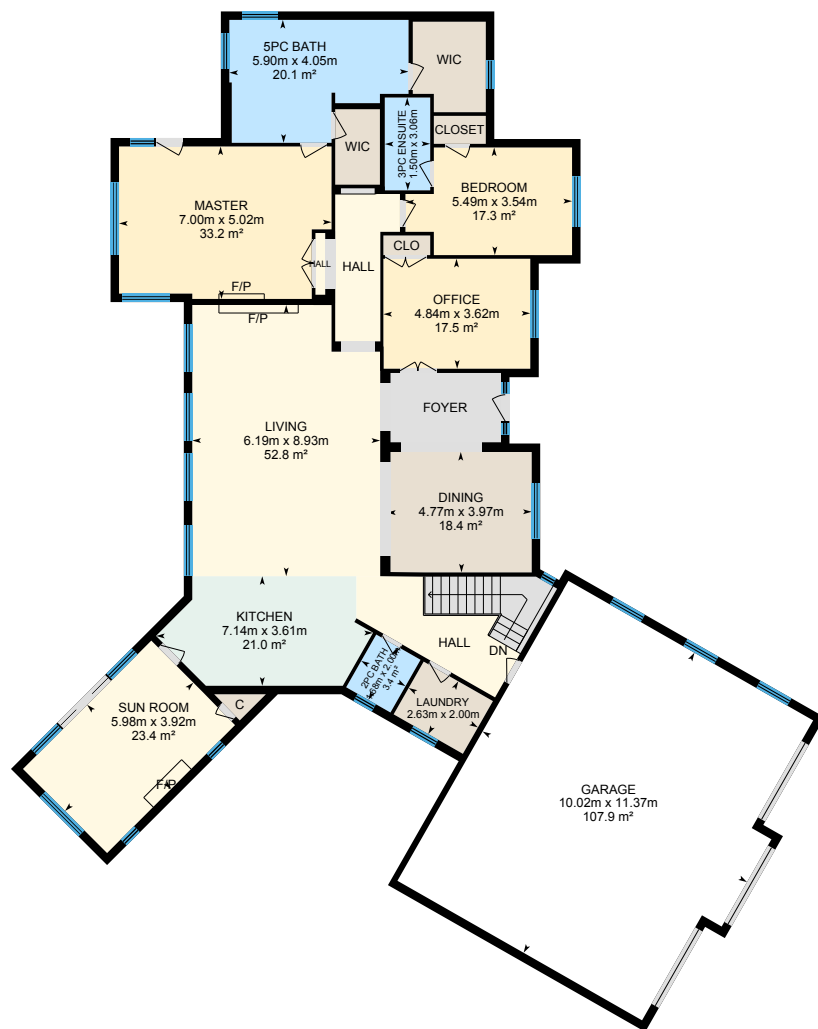
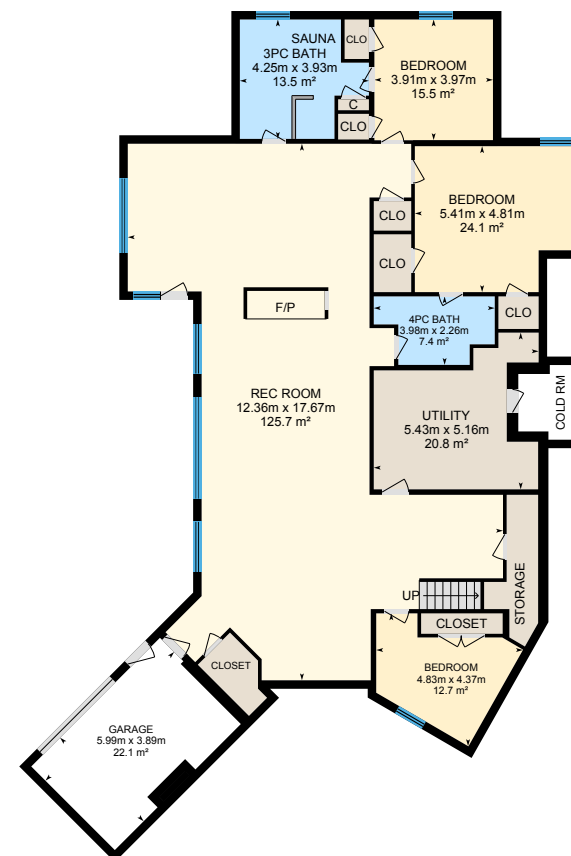
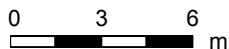


# 9 Country Club Dr, Kawartha Lakes, ON

Main Building: Total Exterior Area Above Grade 305.4 m<sup>2</sup>



**Main Floor**  
Exterior Area 305.4 m<sup>2</sup>



**Lower Level (Below Grade)**  
Exterior Area 276.0 m<sup>2</sup>

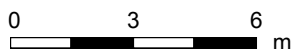


PREPARED: Jun, 2020

**9 Country Club Dr, Kawartha Lakes, ON**

**Main Floor** Total Exterior Area 305.4 m<sup>2</sup>

Total Interior Area 279.5 m<sup>2</sup>

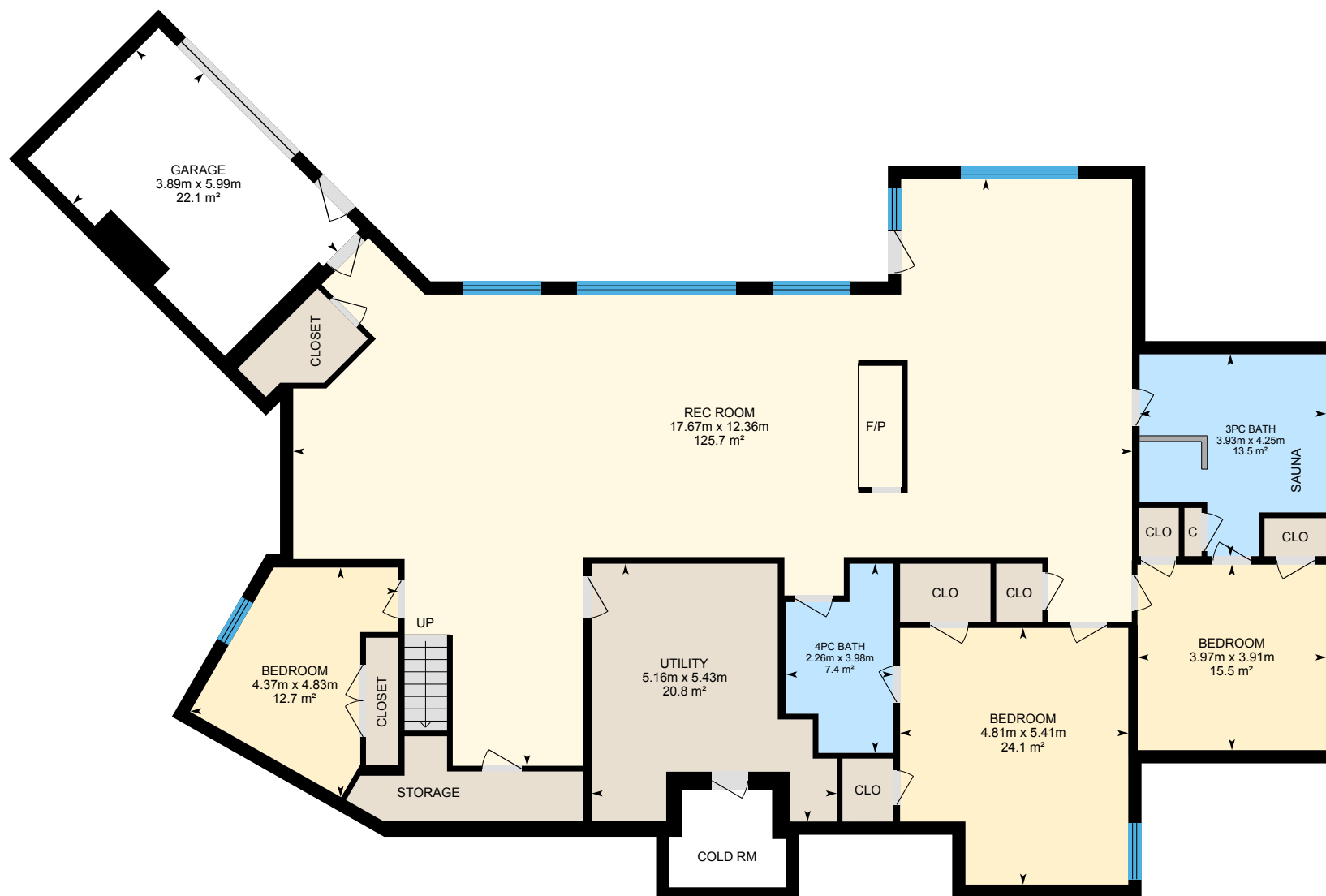


PREPARED: Jun, 2020



# 9 Country Club Dr, Kawartha Lakes, ON

**Lower Level** Total Exterior Area 276.0 m<sup>2</sup>  
Total Interior Area 252.3 m<sup>2</sup>



0 2 4 m

PREPARED: Jun, 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/>.

iGUIDE

# 9 Country Club Dr, Kawartha Lakes, ON

## 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

2pc Bath: 1.68m x 2.00m | 3.4 m<sup>2</sup>  
3pc Ensuite: 1.50m x 3.06m | 4.6 m<sup>2</sup>  
5pc Bath: 5.90m x 4.05m | 20.1 m<sup>2</sup>  
Bedroom: 5.49m x 3.54m | 17.3 m<sup>2</sup>  
Dining: 4.77m x 3.97m | 18.4 m<sup>2</sup>  
Garage: 10.02m x 11.37m | 107.9 m<sup>2</sup>  
Kitchen: 7.14m x 3.61m | 21.0 m<sup>2</sup>  
Laundry: 2.63m x 2.00m  
Living: 6.19m x 8.93m | 52.8 m<sup>2</sup>  
Master: 7.00m x 5.02m | 33.2 m<sup>2</sup>  
Office: 4.84m x 3.62m | 17.5 m<sup>2</sup>  
Sun Room: 5.98m x 3.92m | 23.4 m<sup>2</sup>

##### LOWER LEVEL

3pc Bath: 4.25m x 3.93m | 13.5 m<sup>2</sup>  
4pc Bath: 3.98m x 2.26m | 7.4 m<sup>2</sup>  
Bedroom: 4.83m x 4.37m | 12.7 m<sup>2</sup>  
Bedroom: 3.91m x 3.97m | 15.5 m<sup>2</sup>  
Bedroom: 5.41m x 4.81m | 24.1 m<sup>2</sup>  
Garage: 5.99m x 3.89m | 22.1 m<sup>2</sup>  
Rec Room: 12.36m x 17.67m | 125.7 m<sup>2</sup>  
Utility: 5.43m x 5.16m | 20.8 m<sup>2</sup>

### 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: 279.5 m<sup>2</sup>  
Excluded Area: 107.9 m<sup>2</sup>  
Perimeter Wall Length: 92.7 m  
Perimeter Wall Thickness: 28 cm  
Exterior Area: 305.4 m<sup>2</sup>

##### LOWER LEVEL (Below Grade)

Interior Area: 252.3 m<sup>2</sup>  
Excluded Area: 26.6 m<sup>2</sup>  
Perimeter Wall Length: 85.1 m  
Perimeter Wall Thickness: 28 cm  
Exterior Area: 276.0 m<sup>2</sup>

#### Total Above Grade Floor Area

Main Building Interior: 279.5 m<sup>2</sup>  
Main Building Excluded: 107.9 m<sup>2</sup>  
**Main Building Exterior: 305.4 m<sup>2</sup>**