

**GREGG
BAKER**

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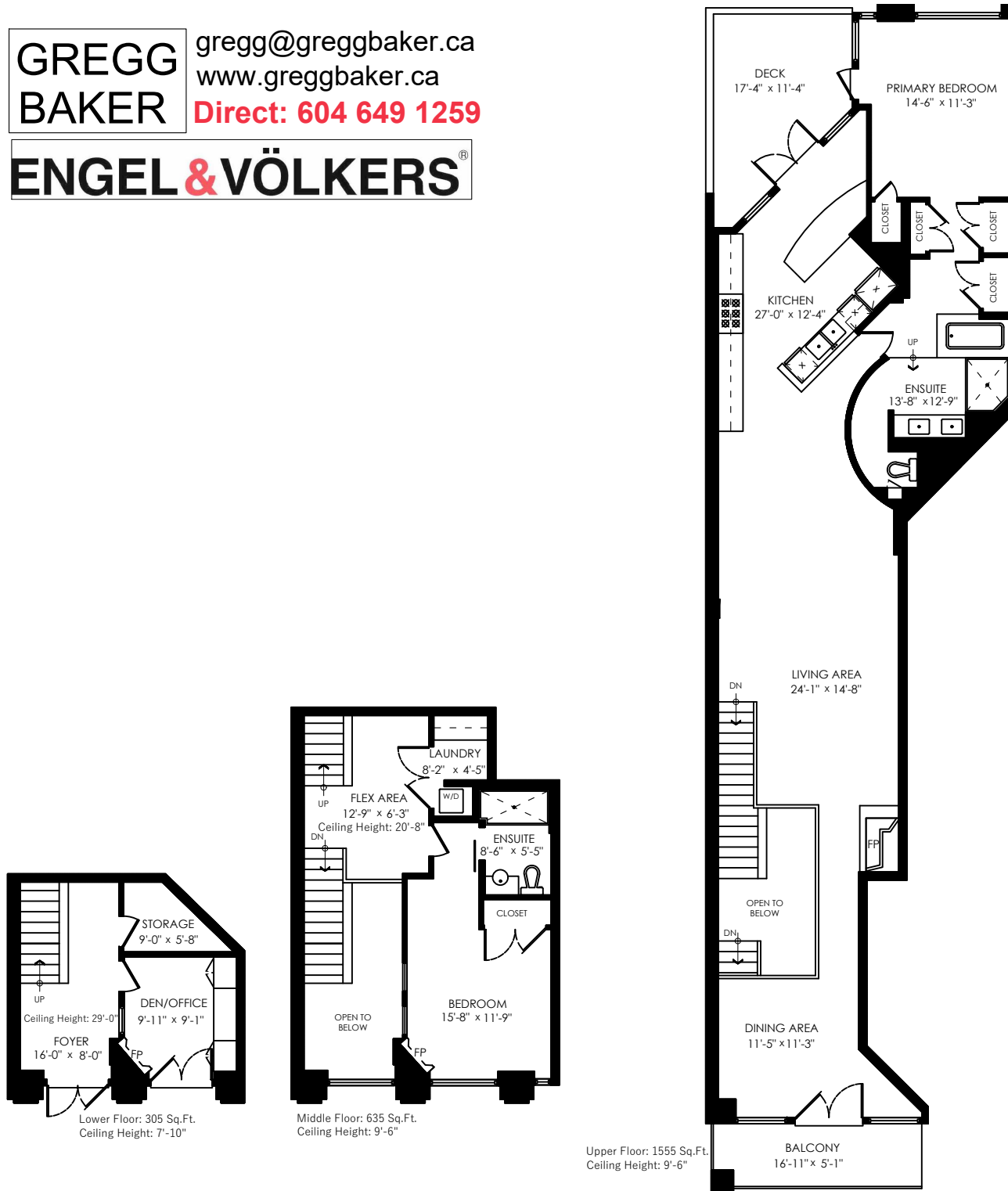
ENGEL & VÖLKERS®

1247 Homer St. Vancouver, BC

Lower Floor	305 SQ.FT.
Middle Floor	635 SQ.FT.
Upper Floor	1555 SQ.FT.
Total	2495 SQ.FT.

Deck	166 SQ.FT.
Balcony	91 SQ.FT.
Total Extras	257 SQ.FT.

Open To Below 168 SQ.FT.



Lower Floor: 305 Sq.Ft.
Ceiling Height: 7'-10"

Middle Floor: 635 Sq.Ft.
Ceiling Height: 9'-6"

Upper Floor: 1555 Sq.Ft.
Ceiling Height: 9'-6"

Floor plan not suitable for architectural/construction purposes. ANSI Z765 standard used to calculate square footage. Buyer to verify.