

MAIN FLOOR
1809 SQ. FT.
9' CEILING HEIGHT

NORTH



0' 5' 10'
SCALE

2630 ORCHARD AVENUE NOVEMBER 9, 2021 PREPARED FOR THE EXCLUSIVE USE OF MARC OWEN-FLOOD & THE BINAB GROUP PLANS MAY NOT BE 100% ACCURATE, IF CRITICAL BUYER TO VERIFY.				
FLOOR	AREA (SQ. FT.)			
	FINISHED	CRAWL	GARAGE	DECK / PATIO / PORCH
LOWER	851	945	-	-
MAIN	1809	-	312	534
UPPER	1062	-	-	-
TOTAL	3722	945	312	534

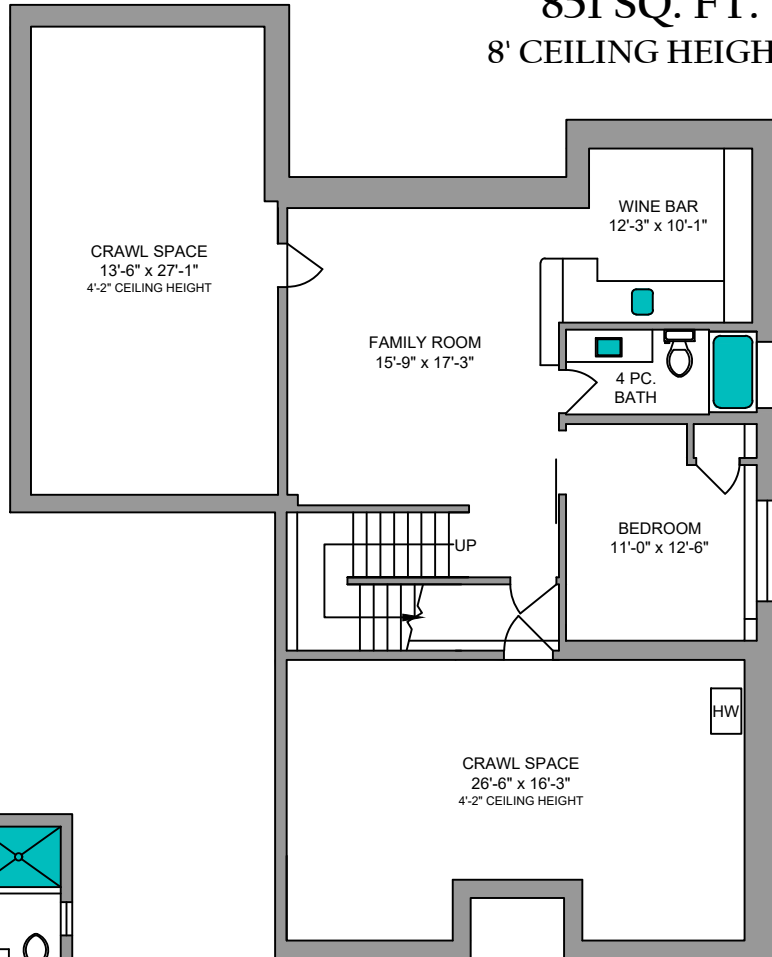


www.owen-flood.com
250-385-2033

Note: This floor plan is provided by Newport Realty Ltd. as a convenient reference only, and is not to be relied upon as accurate. Prospective Buyers must satisfy themselves not only of the actual measurements, but also to the status of any finished space shown on this floor plan, specifically in relation to minimum ceiling height for habitable rooms required by the BC Building Code, allowable finished floor area in relation to current zoning, and determination if space was developed with necessary municipal permits.

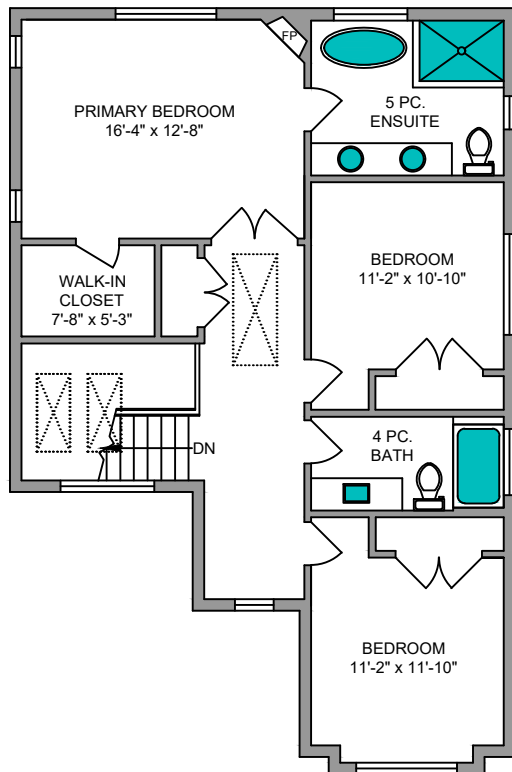
LOWER FLOOR

851 SQ. FT.
8' CEILING HEIGHT



UPPER FLOOR

1062 SQ. FT.
9' CEILING HEIGHT



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