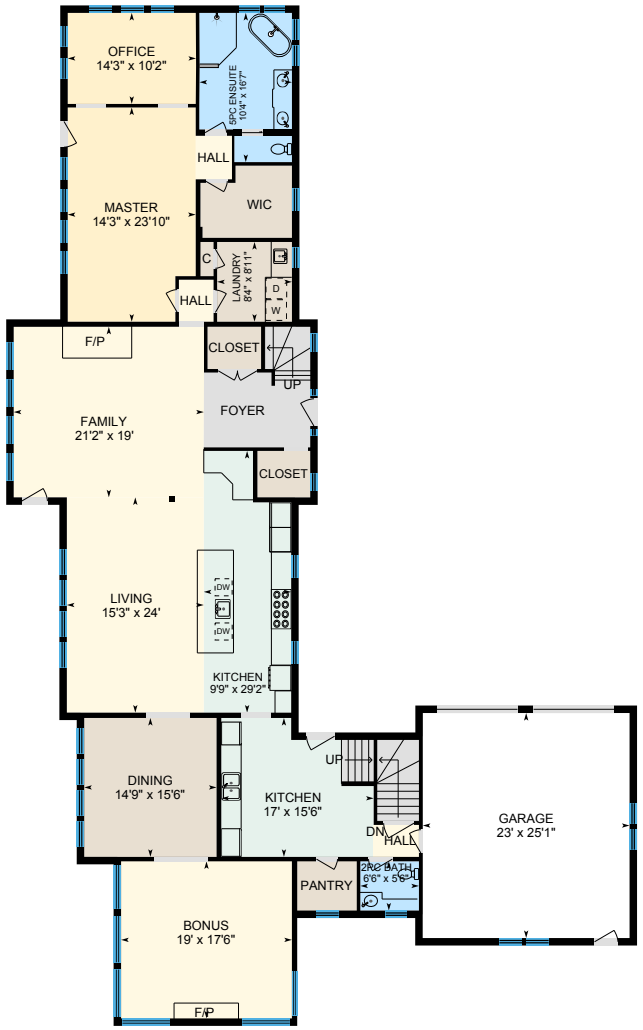
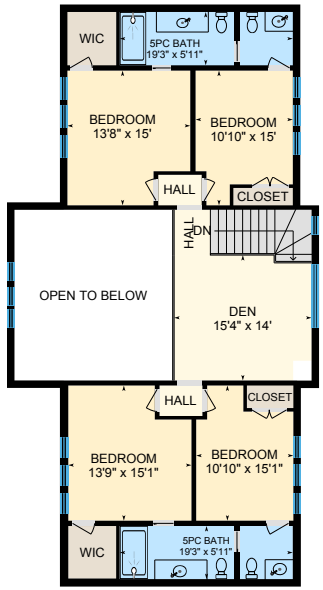
4-1140 Morinus Rd, Port Carling, ON

Main Building: Total Exterior Area Above Grade 5676 sq ft





Main Floor
Exterior Area 3409 sq ft

Second floor
Exterior Area 1560 sq ft

0 9 18 ft

PREPARED: Mar, 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/.

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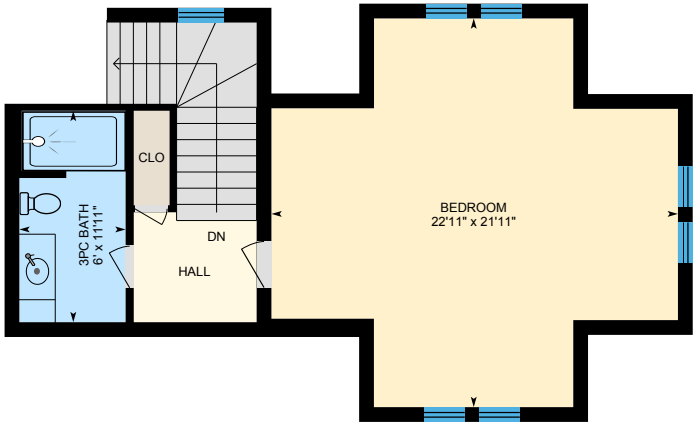
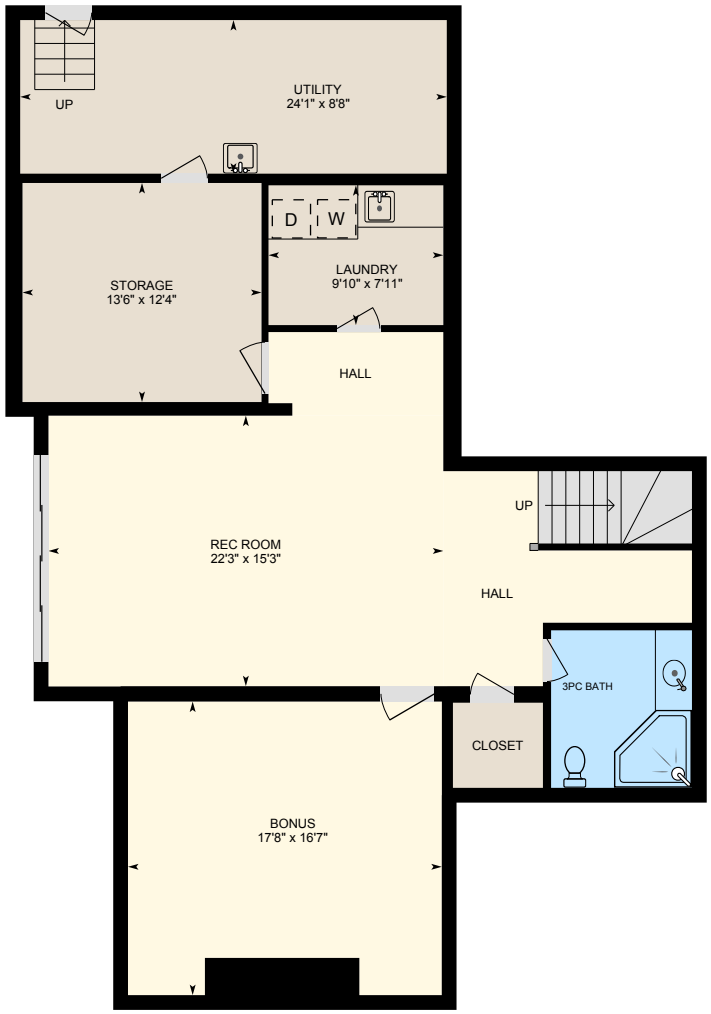
4-1140 Morinus Rd, Port Carling, ON

Main Building: Total Exterior Area Above Grade 5676 sq ft





Second floor - B
Exterior Area 707 sq ft

Basement (Below Grade)
Exterior Area 1572 sq ft

0 5 10 ft

PREPARED: Mar, 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/.

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4-1140 Morinus Rd, Port Carling, ON

Main Floor Total Exterior Area 3409 sq ft
Total Interior Area 3092 sq ft

0 8 16 ft

PREPARED: Mar, 2020

N

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/.

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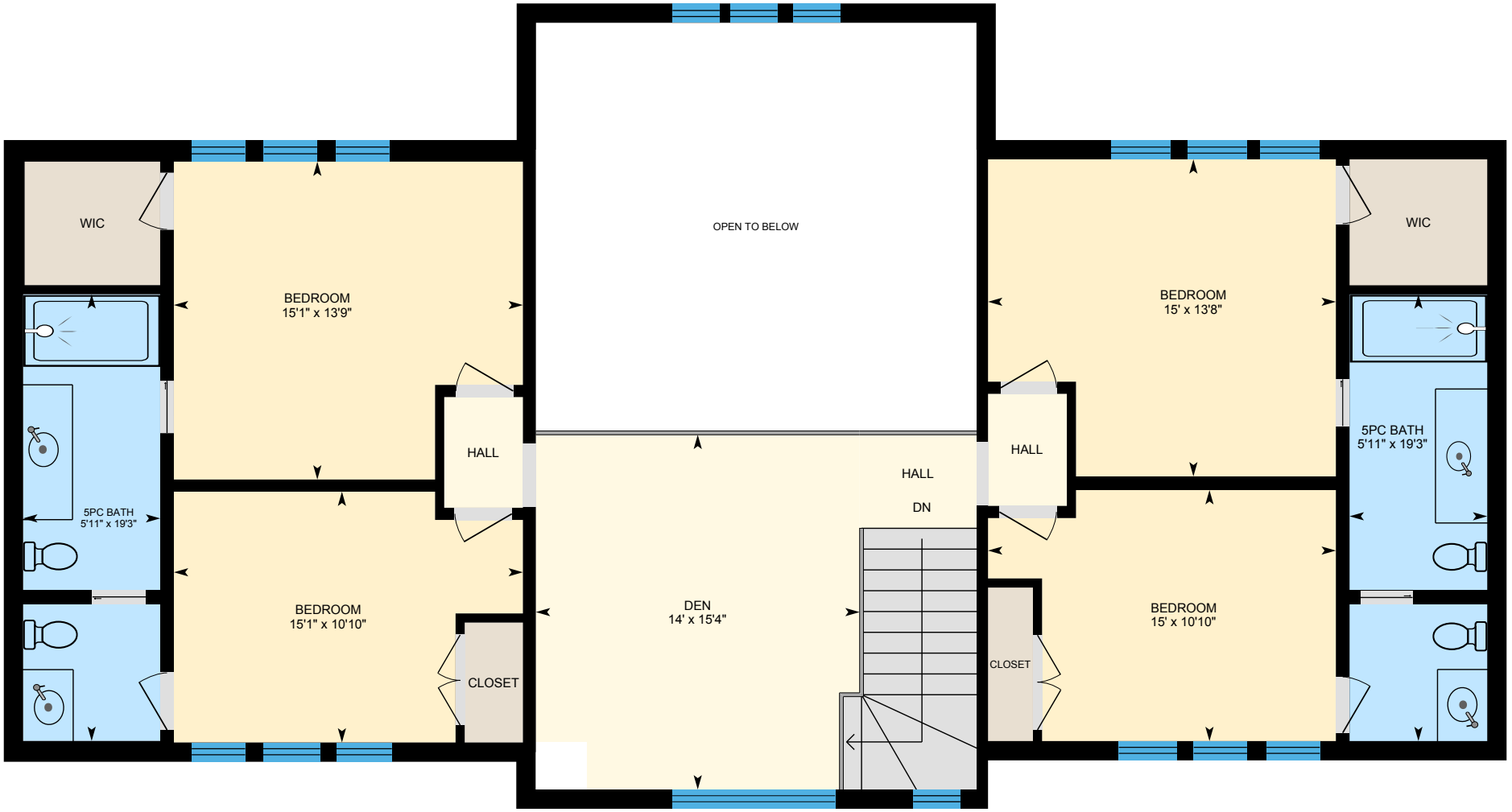
4-1140 Morinus Rd, Port Carling, ON

Second floor Total Exterior Area 1560 sq ft
Total Interior Area 1397 sq ft



0 5 10 ft

PREPARED: Mar, 2020

N

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/.

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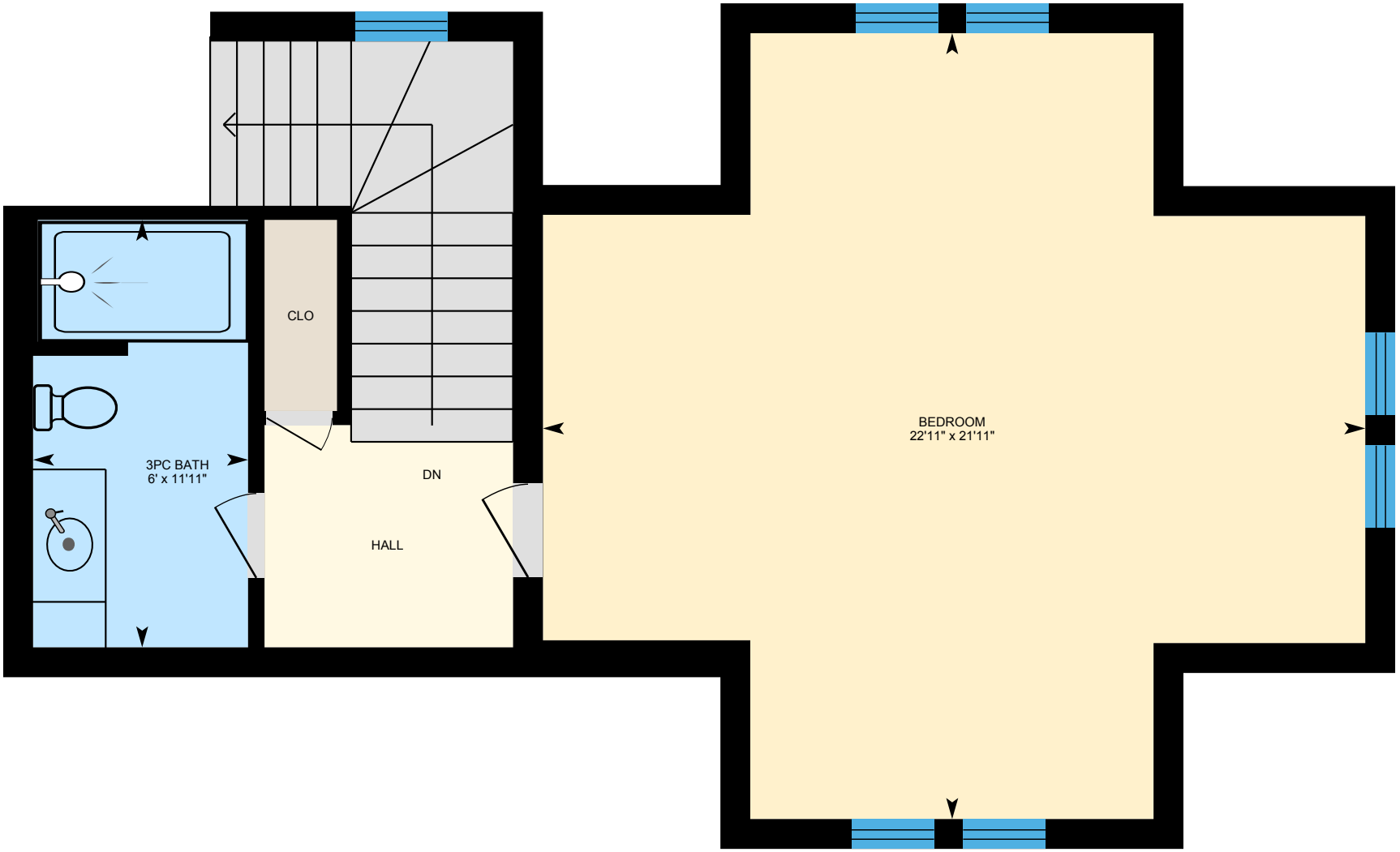
4-1140 Morinus Rd, Port Carling, ON

Second floor - B Total Exterior Area 707 sq ft
Total Interior Area 597 sq ft



0 2 4 ft

PREPARED: Mar, 2020

N

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/.

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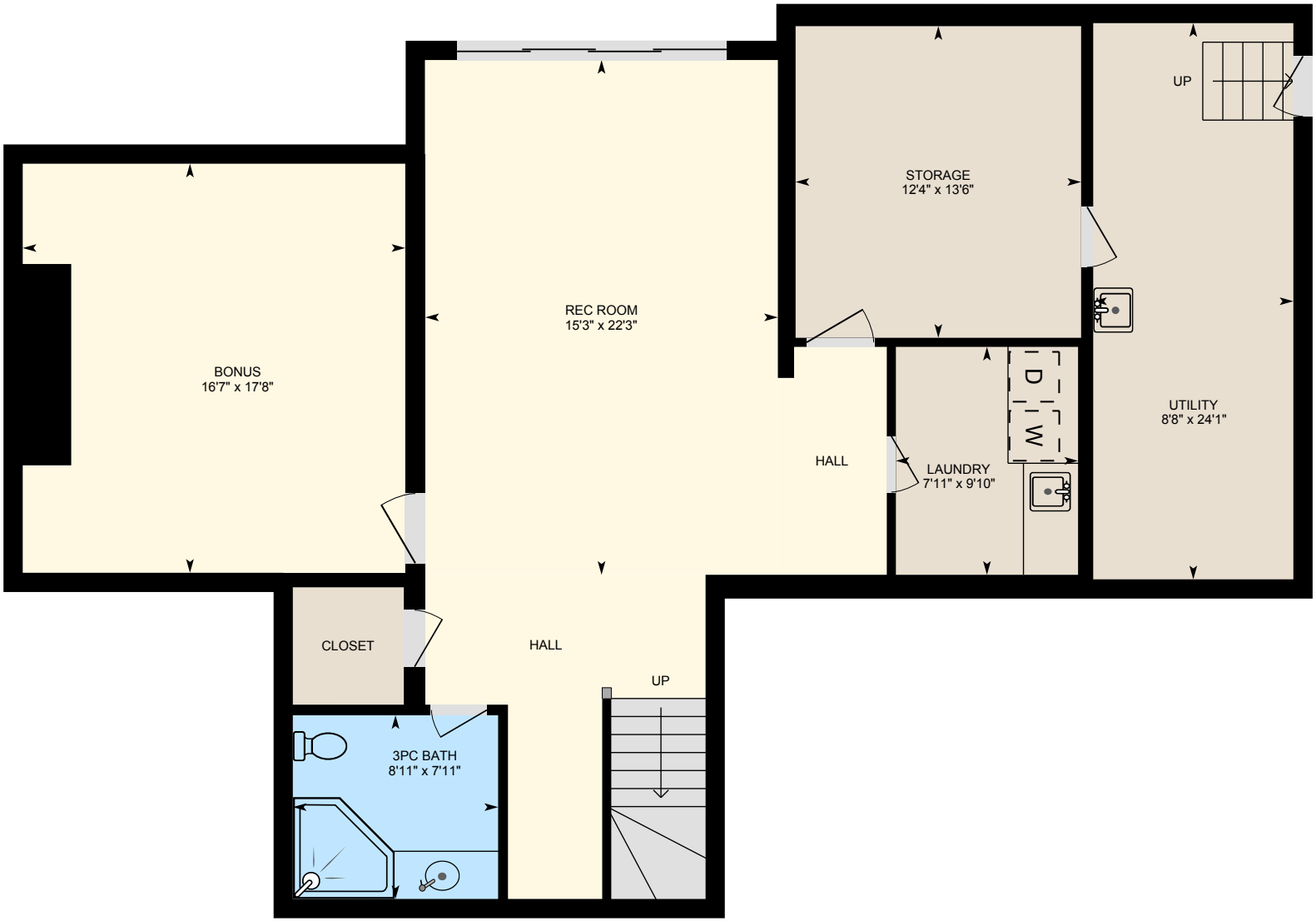
4-1140 Morinus Rd, Port Carling, ON

Basement Total Exterior Area 1572 sq ft
Total Interior Area 1414 sq ft



0 4 8 ft

PREPARED: Mar, 2020

N

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/.

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4-1140 Morinus Rd, Port Carling, 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: 6'6" x 5'6"
- 5pc Ensuite: 10'4" x 16'7"
- Bonus: 19' x 17'6"
- Dining: 14'9" x 15'6"
- Family: 21'2" x 19'
- Garage: 23' x 25'1"
- Kitchen: 17' x 15'6"
- Kitchen: 9'9" x 29'2"
- Laundry: 8'4" x 8'11"
- Living: 15'3" x 24'
- Master: 14'3" x 23'10"
- Office: 14'3" x 10'2"

SECOND FLOOR
- 5pc Bath: 19'3" x 5'11"
- 5pc Bath: 19'3" x 5'11"
- Bedroom: 10'10" x 15'1"
- Bedroom: 13'9" x 15'1"
- Bedroom: 10'10" x 15'
- Bedroom: 13'8" x 15'
- Den: 15'4" x 14'

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: 3092 sq ft
- Excluded Area: 577 sq ft
- Perimeter Wall Length: 381 ft
- Perimeter Wall Thickness: 10.0 in
- Exterior Area: 3409 sq ft

SECOND FLOOR
- Interior Area: 1397 sq ft
- Excluded Area: 335 sq ft
- Perimeter Wall Length: 196 ft
- Perimeter Wall Thickness: 10.0 in
- Exterior Area: 1560 sq ft

SECOND FLOOR - B
- Interior Area: 597 sq ft
- Perimeter Wall Length: 131 ft
- Perimeter Wall Thickness: 10.0 in
- Exterior Area: 707 sq ft

BASEMENT (Below Grade)
- Interior Area: 1414 sq ft
- Perimeter Wall Length: 189 ft
- Perimeter Wall Thickness: 10.0 in
- Exterior Area: 1572 sq ft

4-1140 Morinus Rd, Port Carling, ON

Property Details

Room Measurements

SECOND FLOOR - B
- 3pc Bath: 6' x 11'11"
- Bedroom: 22'11" x 21'11"

BASEMENT
- 3pc Bath: 7'11" x 8'11"
- Bonus: 17'8" x 16'7"
- Laundry: 9'10" x 7'11"
- Rec Room: 22'3" x 15'3"
- Storage: 13'6" x 12'4"
- Utility: 24'1" x 8'8"

Floor Area Information

Total Above Grade Floor Area

Main Building Interior: 5086 sq ft
Main Building Excluded: 912 sq ft
Main Building Exterior: 5676 sq ft

Customer Name: Clarke Muskoka Team
Customer Company: Royal Lepage Lakes of Muskoka Realty
Prepared: Mar 17, 2020

Produced by Madden Photography
705-321-3146 pjmadden@sympatico.ca

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/.

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