

CLARENCE DEBELLE

Personal Real Estate Corporation

West Vancouver's Luxury Home Real Estate Agent



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350 Kelvin Grove Way, Lions Bay

MAIN FLOOR	
Foyer	11' 1" x 11'
Laundry	12' 11" x 10' 6"
Bath	7' x 5' 11"
Primary Master Bedroom	22' 3" x 16' 7"
Ensuite	8' x 6'
Ensuite	10' 11" x 6' 11"
Walk-in	8' 6" x 5' 1"
Walk-in	7' 6" x 5' 2"
Living Room	17' 8" X 16' 1"
Dining Room	20' 11" x 10'
Family Room	12' 11" x 8' 2"
Eating Area	14' 5" x 8' 9"
Kitchen	13' x 11' 4"

TOTALS	
Main Floor	2,022 sq.ft.
Lower Floor	1,197 sq.ft.
TOTAL	3,219 sq.ft.

LOWER FLOOR	
Bedroom	15' 6" x 13'
Bedroom	14' 7" x 13'
Bath	9' 3" x 4' 11"
Office	11' 4" x 8' 5"
Bedroom/ Great Room	19' 9" x 16' 10"
Nook	6' 2" x 5' 11"
Flex	8' x 7'

OTHER AREAS		
Garage	427 sq.ft.	20' 7" x 19' 6"
Workshop	383 sq.ft.	18' 9" x 18' 3"
Crawl Space	819 sq.ft.	35' 6" x 22'
Porch	48 sq.ft.	10' 1" x 4' 11"
Balconies	112 sq.ft.	12' 6" x 7' 9" 15' 6" x 11' 7"
Deck	543 sq.ft.	16' 11" x 5' 8" 17' 11" x 5' 9" 17' 8" x 9' 11" 33' x 5' 5"
Patio	100 sq.ft.	14' 8" x 4' 5"