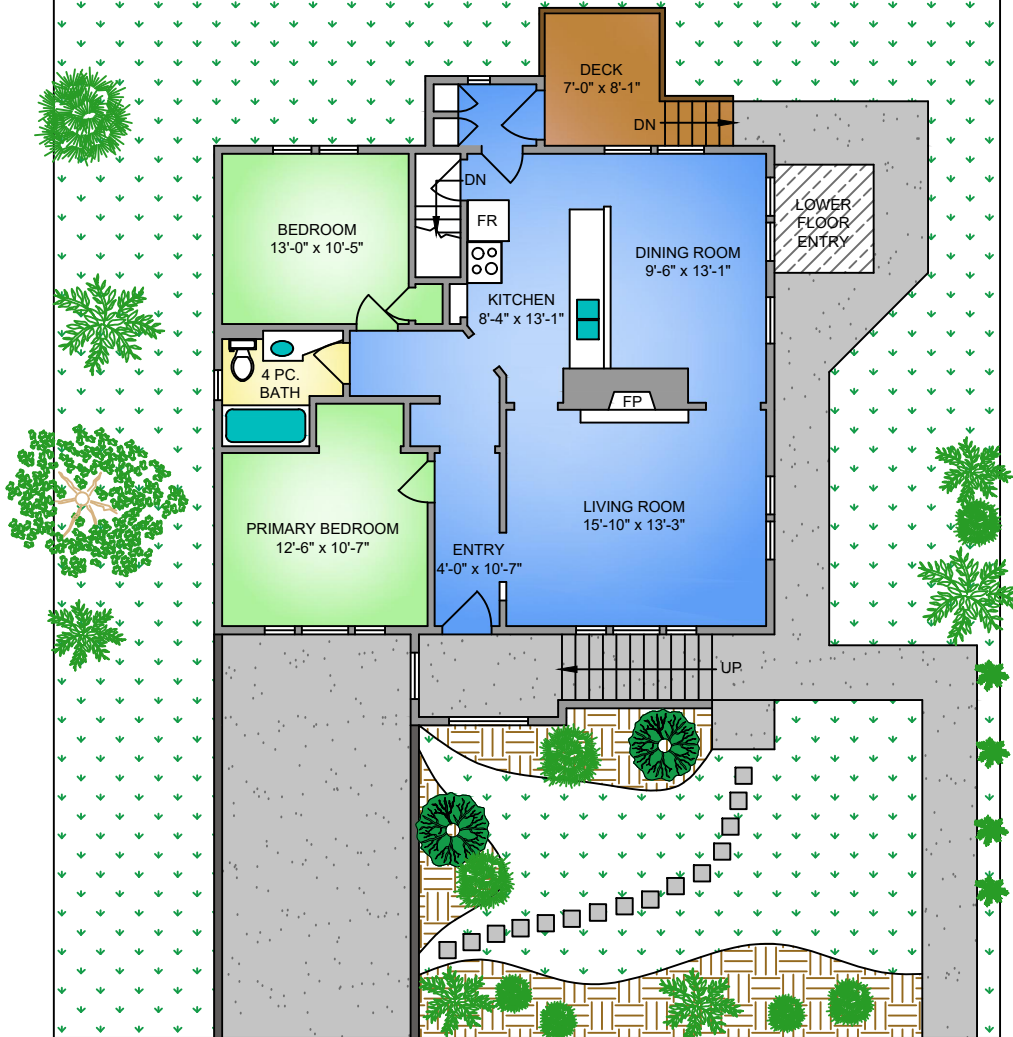


**MAIN FLOOR**

1050 SQ. FT.

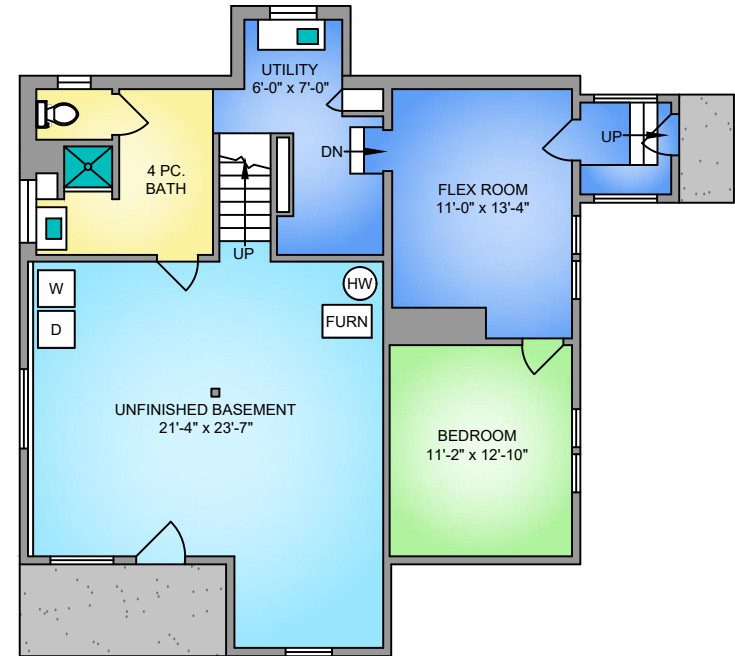
8'-2" CEILING HEIGHT



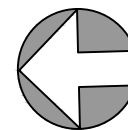
**LOWER FLOOR**

676 SQ. FT.

7'-6" CEILING HEIGHT



NORTH



0' 5' 10'  
SCALE

461 STURDEE STREET

AUGUST 31, 2023

PREPARED FOR THE EXCLUSIVE USE OF MODERN REAL ESTATE TEAM  
PLANS MAY NOT BE 100% ACCURATE. IF CRITICAL BUYER TO VERIFY.

FLOOR	AREA (SQ. FT.)	
	FINISHED	UNFINISHED
MAIN	1050	-
LOWER	676	469
TOTAL	1726	469