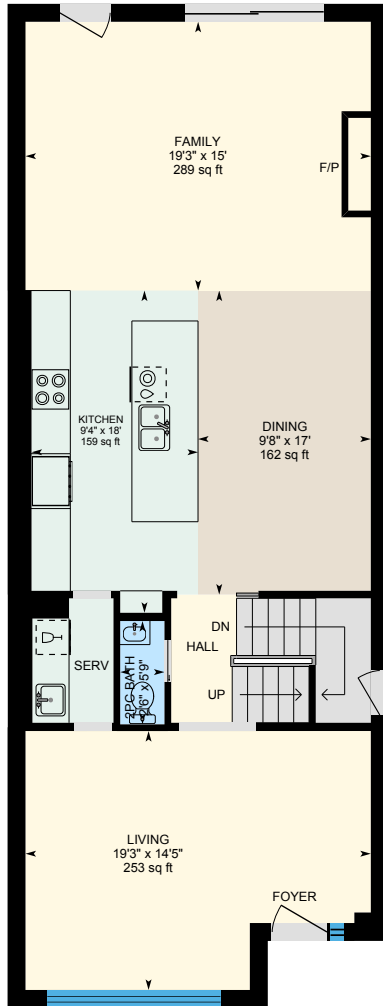
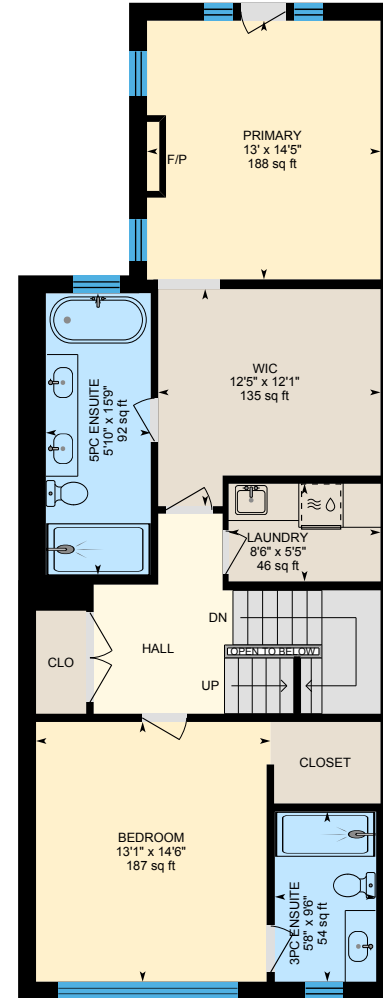


# 118 Spruce Hill Rd, Toronto, ON

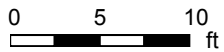
Main Building: Total Exterior Area Above Grade 2807.81 sq ft



**Main Floor**  
Exterior Area 1154.22 sq ft

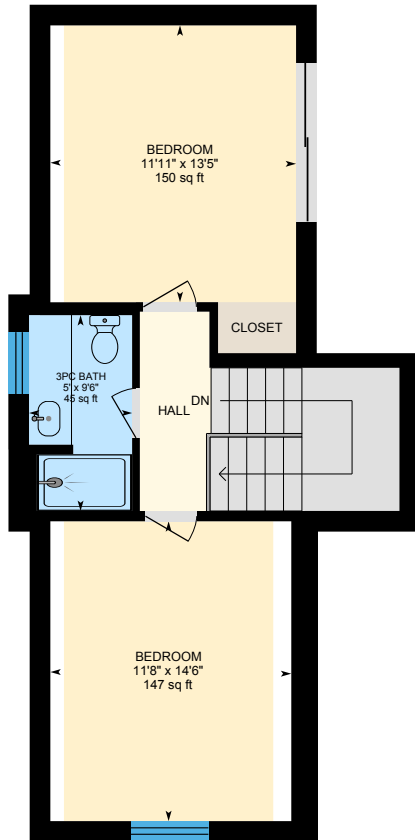


**2nd Floor**  
Exterior Area 1071.23 sq ft

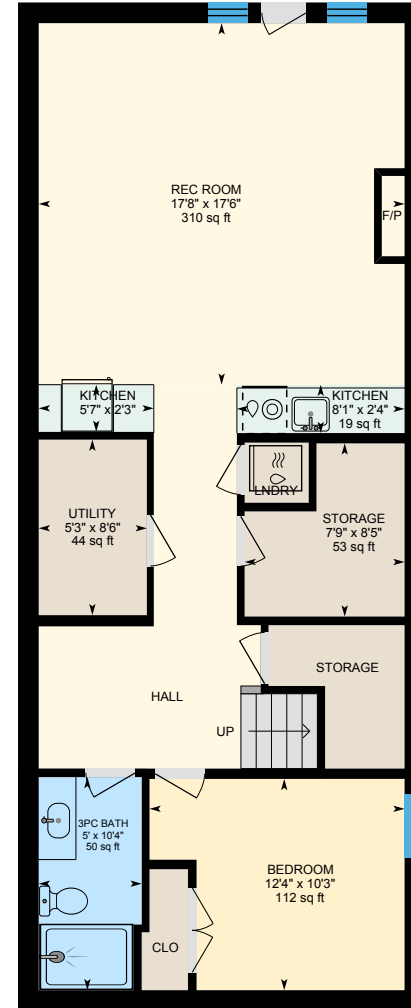
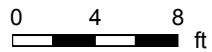


# 118 Spruce Hill Rd, Toronto, ON

Main Building: Total Exterior Area Above Grade 2807.81 sq ft



**3rd Floor**  
Exterior Area 582.35 sq ft



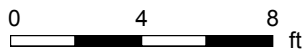
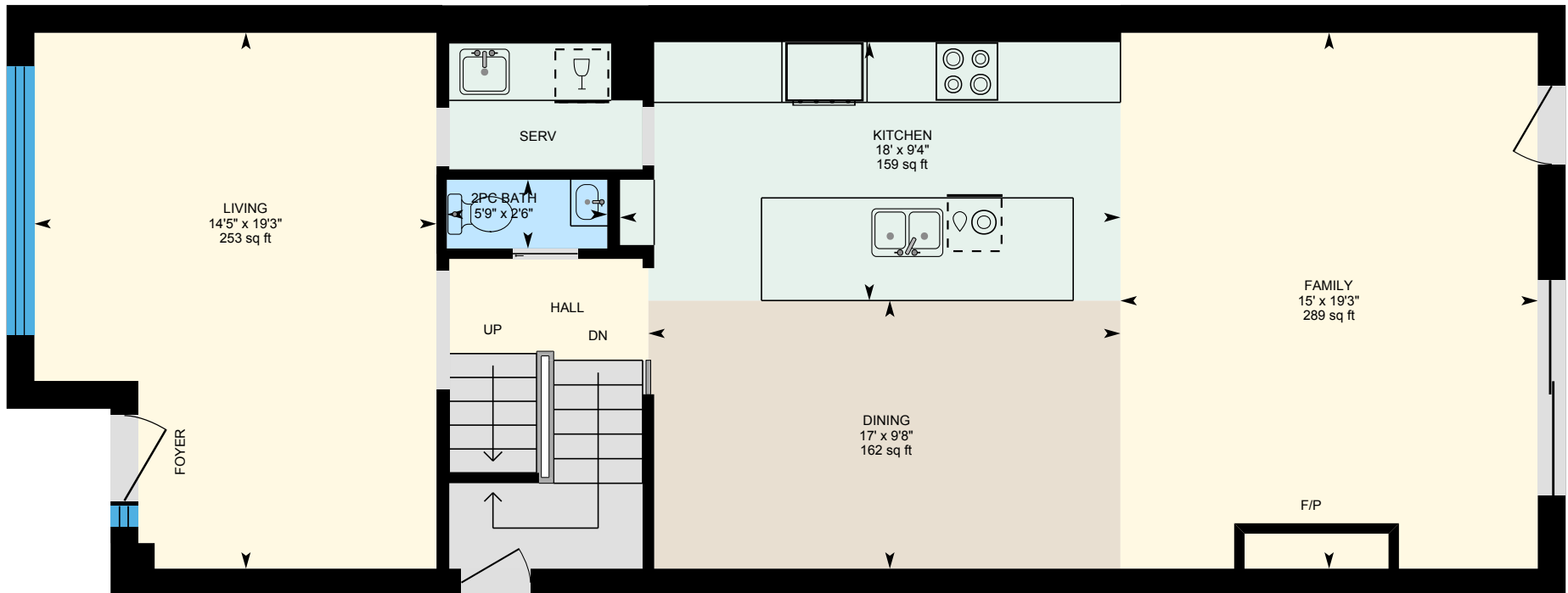
**Basement (Below Grade)**  
Exterior Area 959.43 sq ft



PREPARED: 2023/10/20

# 118 Spruce Hill Rd, Toronto, ON

**Main Floor** Exterior Area 1154.22 sq ft  
Interior Area 1006.05 sq ft  
Excluded Area 1.21 sq ft

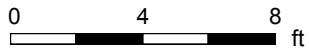
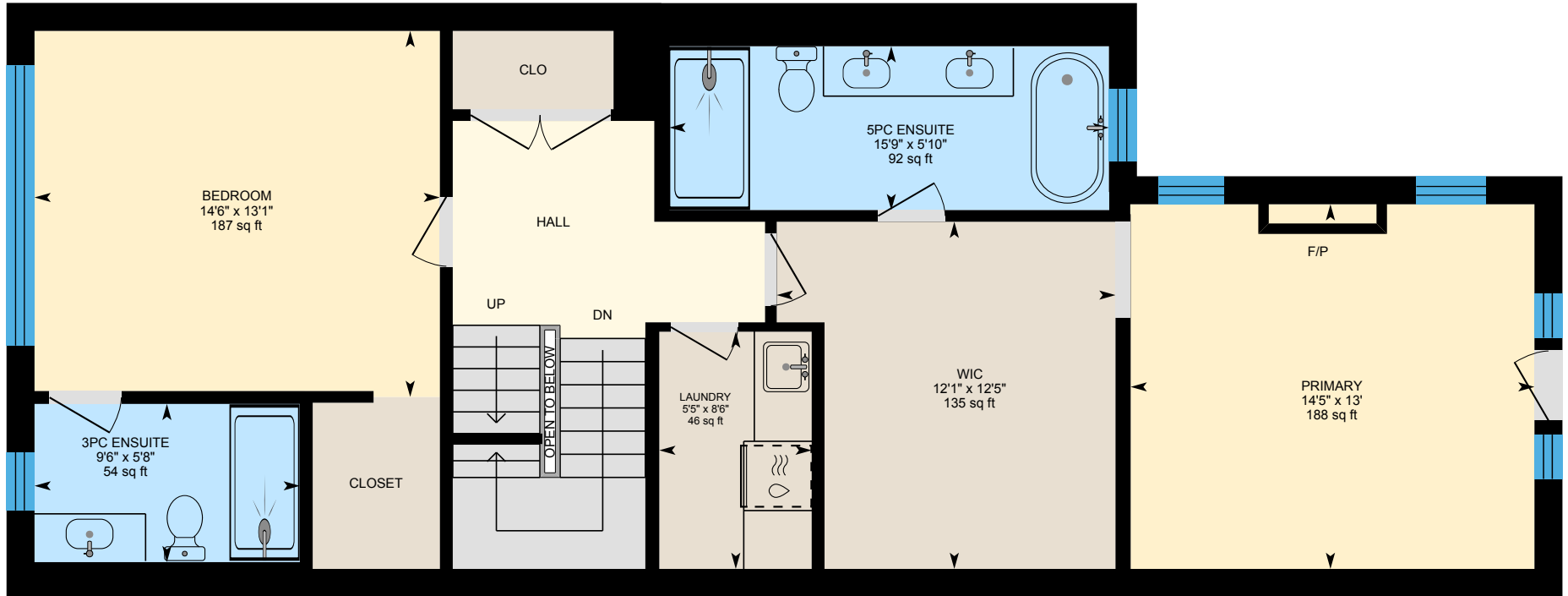


PREPARED: 2023/10/20



# 118 Spruce Hill Rd, Toronto, ON

2nd Floor Exterior Area 1071.23 sq ft  
Interior Area 924.07 sq ft  
Excluded Area 1.96 sq ft



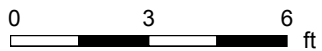
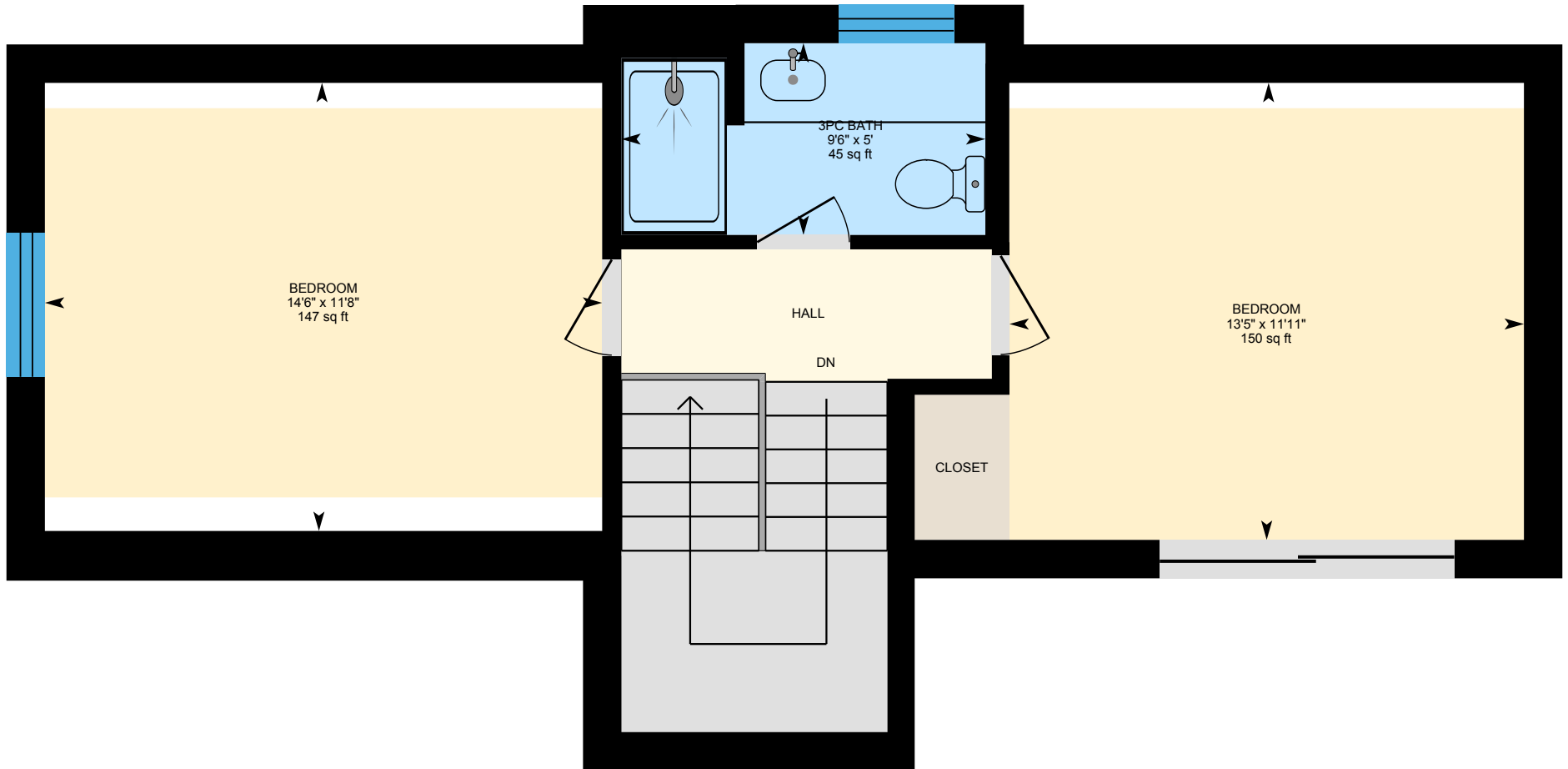
PREPARED: 2023/10/20



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

# 118 Spruce Hill Rd, Toronto, ON

**3rd Floor** Exterior Area 582.35 sq ft  
Interior Area 467.31 sq ft  
Excluded Area 31.06 sq ft

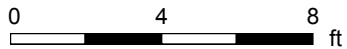
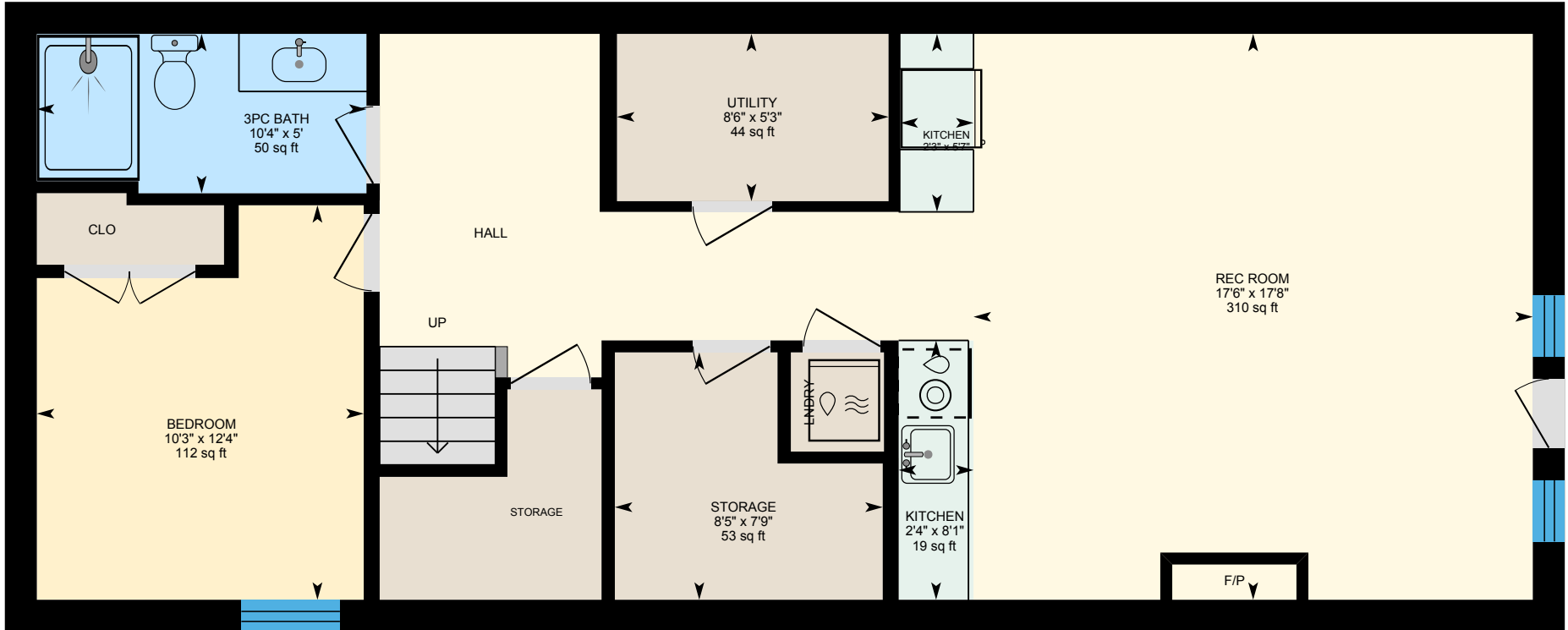


PREPARED: 2023/10/20



# 118 Spruce Hill Rd, Toronto, ON

Basement (Below Grade) Exterior Area 959.43 sq ft  
Interior Area 828.67 sq ft



PREPARED: 2023/10/20



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.