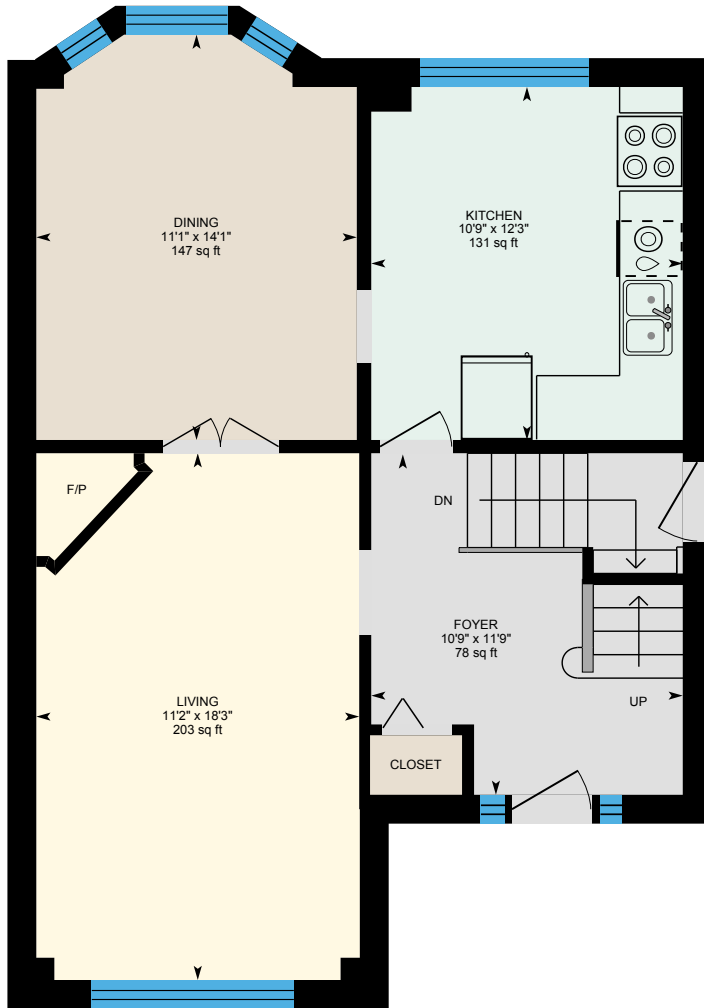
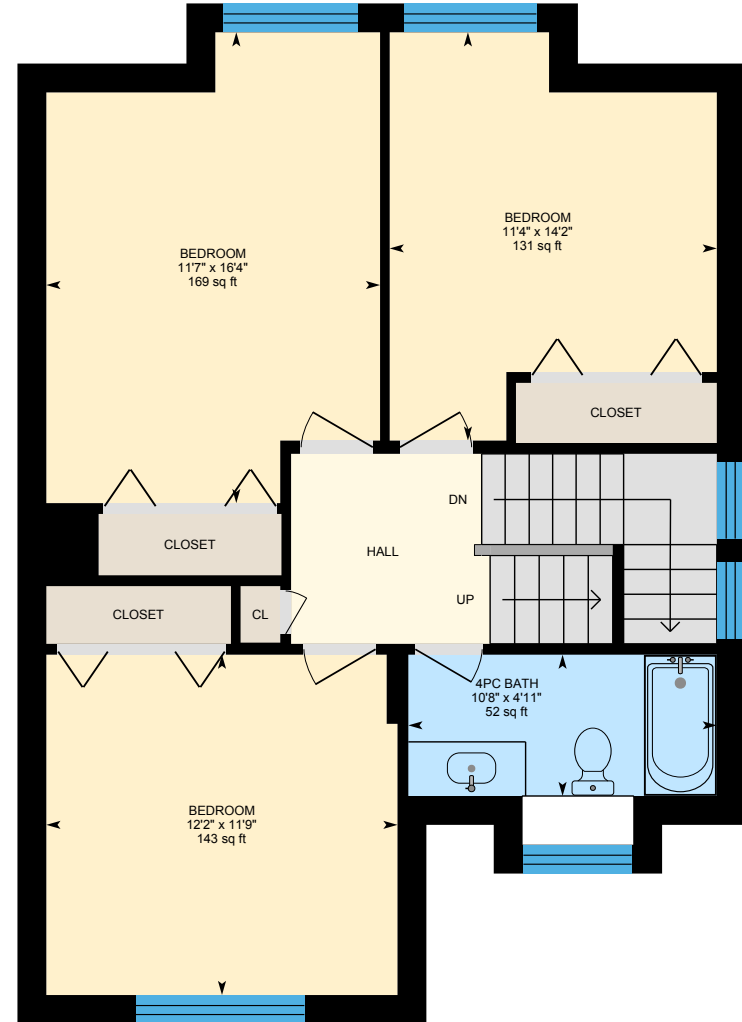


# 2-45 Birchmount Rd, Toronto, ON

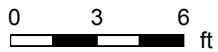
Main Building: Total Exterior Area Above Grade 2076.58 sq ft



**Main Floor**  
Exterior Area 743.21 sq ft



**2nd Floor**  
Exterior Area 790.02 sq ft

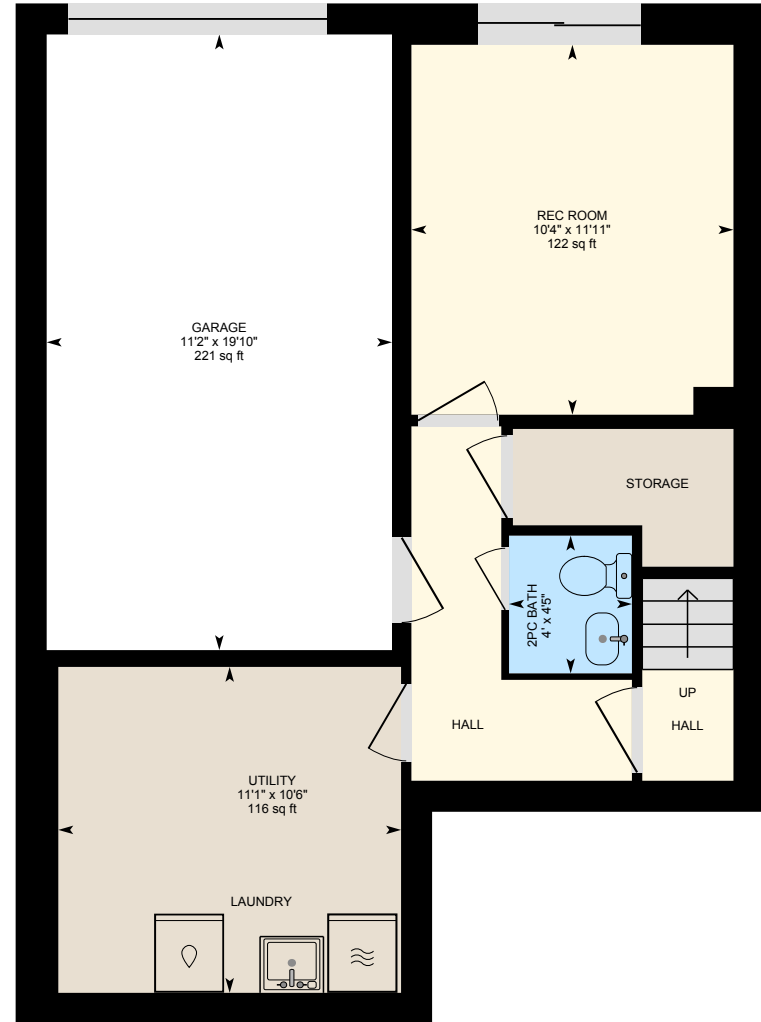


# 2-45 Birchmount Rd, Toronto, ON

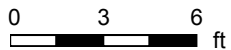
Main Building: Total Exterior Area Above Grade 2076.58 sq ft



**3rd Floor**  
Exterior Area 543.34 sq ft

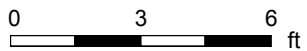
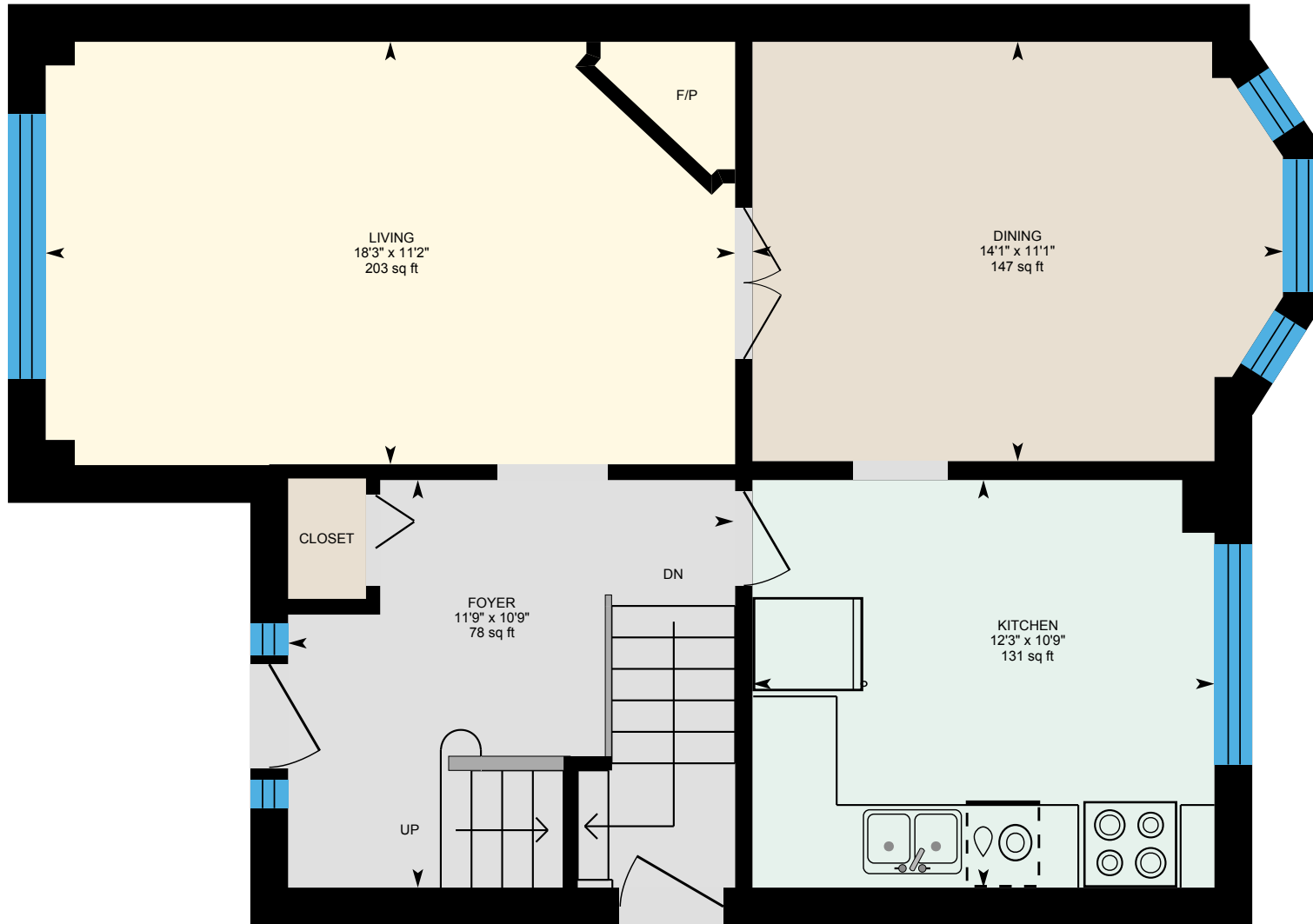


**Basement (Below Grade)**  
Exterior Area 458.78 sq ft

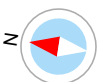


# 2-45 Birchmount Rd, Toronto, ON

Main Floor Exterior Area 743.21 sq ft  
Interior Area 632.58 sq ft

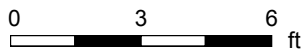


PREPARED: 2024/01/10

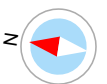


# 2-45 Birchmount Rd, Toronto, ON

2nd Floor Exterior Area 790.02 sq ft  
Interior Area 674.29 sq ft

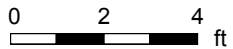


PREPARED: 2024/01/10



# 2-45 Birchmount Rd, Toronto, ON

**3rd Floor** Exterior Area 543.34 sq ft  
Interior Area 453.45 sq ft  
Excluded Area 10.57 sq ft

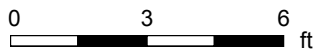


PREPARED: 2024/01/10



# 2-45 Birchmount Rd, Toronto, ON

**Basement (Below Grade)** Exterior Area 458.78 sq ft  
Interior Area 363.28 sq ft  
Excluded Area 252.76 sq ft



PREPARED: 2024/01/10

