

61 Flatt Avenue | Hamilton



DeborahBrown
TEAM

Direct: 905.334.9067 • Office: 866.381.7676
DeborahBrown.ca | Broker

RE/MAX
ESCAPMENT
REALTY INC., BROKERAGE
INDEPENDENTLY OWNED & OPERATED

61 Flatt Avenue | Metric Conversion

	Imperial(ft & in)			Meters(m)			Imperial(Decimal Ft)		
Main Floor									
Kitchen	20'4"	X	10'8"	6.20	X	3.25	20.33	X	10.67
Dining Room	14'1"	X	12'5"	4.29	X	3.78	14.08	X	12.42
Living Room	12'1"	X	11'0"	3.68	X	3.35	12.08	X	11.00
Mud Room	7'3"	X	5'10"	2.21	X	1.78	7.25	X	5.83
Foyer	9'4"	X	6'10"	2.84	X	2.08	9.33	X	6.83
Powder Room	5'10"	X	4'7"	1.78	X	1.40	5.83	X	4.58

Second Floor

Primary Bedroom	16'5"	X 11'0"	5.00	X 3.35	16.42	X 11.00
Ensuite	7'4"	X 6'7"	2.24	X 2.01	7.33	X 6.58
Bedroom	11'6"	X 9'1"	3.51	X 2.77	11.50	X 9.08
Bedroom	10'8"	X 9'4"	3.25	X 2.84	10.67	X 9.33
Washroom	6'4"	X 5'11"	1.93	X 1.80	6.33	X 5.92

Third Floor

Bedroom	11'8"	X 10'3"	3.56	X 3.12	11.67	X 10.25
Bedroom	13'6"	X 10'3"	4.11	X 3.12	13.50	X 10.25

Lower Level

Rec Room	14'9"	X 8'11"	4.50	X 2.72	14.75	X 8.92
Exercise/Play Room	19'2"	X 17'8"	5.84	X 5.38	19.17	X 17.67
Powder Room	6'3"	X 5'6"	1.91	X 1.68	6.25	X 5.50
Utility	9'2"	X 4'1"	2.79	X 1.24	9.17	X 4.08
Laundry	10'10"	X 7'8"	3.30	X 2.34	10.83	X 7.67

Floor Area	Square Feet	Square Meters
Main Floor	872	81.01
Second Floor	686	63.73
Third Floor	352	32.70
Lower Level	872	81.01



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