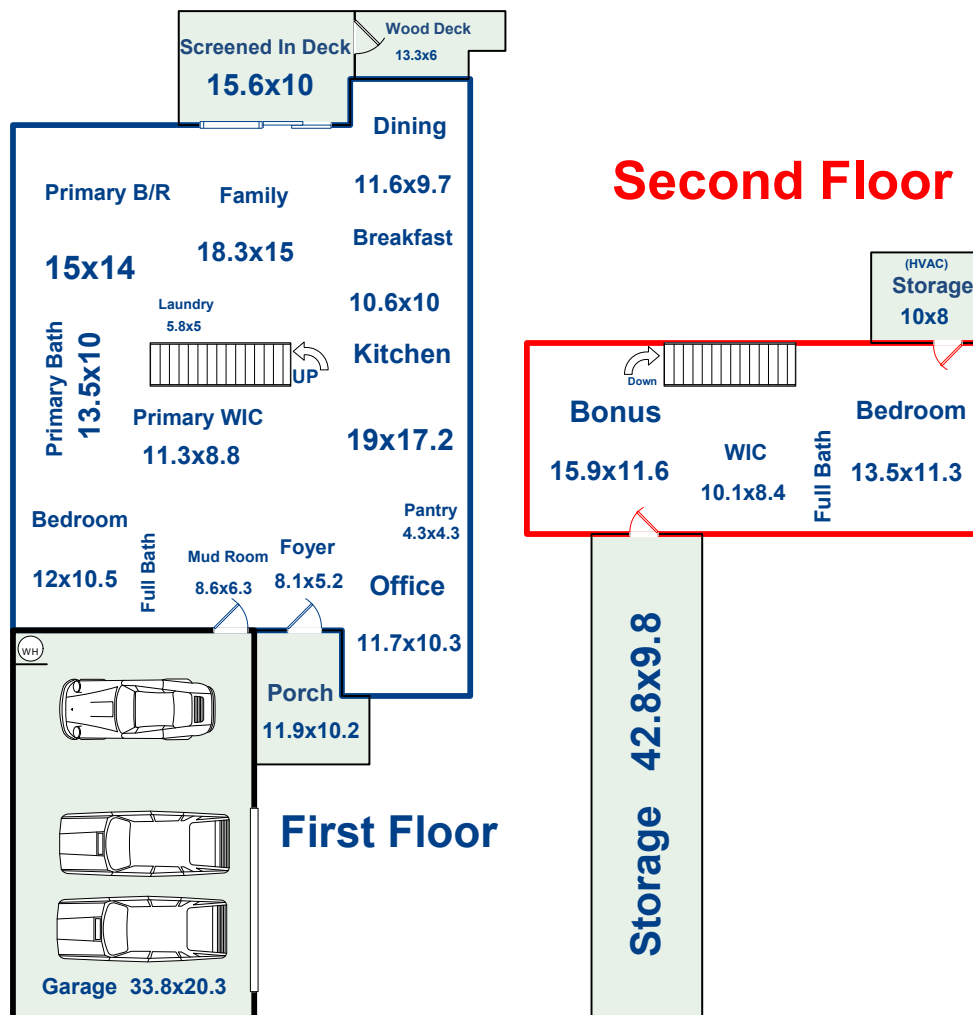


All Dimensions Shown In This Floor Plan Are Approximate

Homes are "hand measured" & accurate to 1% - No camera images or videos are used to calculate Sq. Footage.

File # if Applicable: Parcel # if Applicable:
 Property Address: 494 Duggins Point
 City: Apex County: Wake State: NC ZipCode: 27523
 Notes:
 Client: Todd Harrison Firm: LPT Realty LLC
 Measured By: Albert Palamenti Measured On: 03/15/2026

Drawn To Standards In The NCREC "Residential Square Footage Guidelines" Booklet v11/2013 & ANSI-Z765



Sketch by ApexSketch

Calculations - All Heated Living Area Assumed To Be Constructed With Proper Permits - Please Consult With Seller.

Code	Description	Factor	Net Size	Perimeter	Net Totals
GLA1	First Floor	1.000	1912.620	189.800	1912.620
GLA2	Second Floor	1.000	682.760	114.600	682.760
GAR	Garage	1.000	730.590	111.200	730.590
OTH	Storage	1.000	419.440	105.200	
	Storage	1.000	80.000	36.000	499.440
P/P	Screened In Deck	1.000	154.658	51.200	
	Wood Deck	1.000	71.675	38.600	
	Porch	1.000	106.660	44.100	332.993

Net LIVABLE cnt 2 (rounded) 2,595