All Room Dimensions Shown In This Floor Plan Are Approximate

Homes are "hand measured" & accurate to 1% - No camera images or video scans are used to calculate Sq. Ft.

File # if Applicable: Parcel # if Applicable:

Property Address: 2624 Bedford Ave

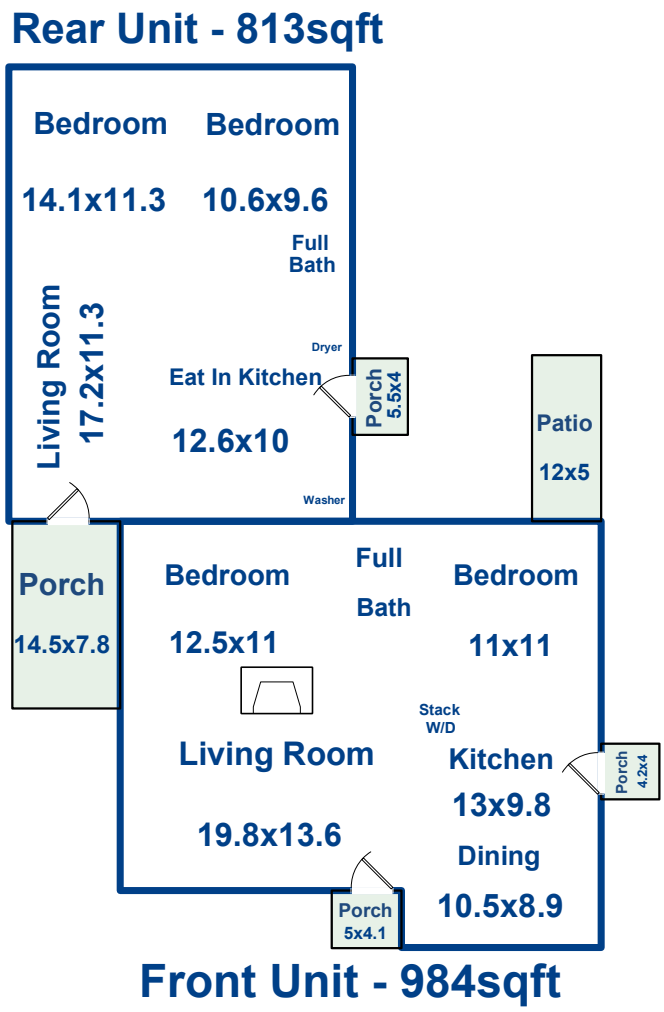
City: Raleigh County: Wake State: NC ZipCode: 27607

Notes:

Client: Jordan Clark Firm: REAL Broker LLC

Measured By: Albert Palamenti Measured On: 11/16/2026

Drawn To Standards In The NCREC "Residential Square Footage Guidelines" Booklet v7/2026 & 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	Rear Unit - 813sqft	1.00	813.44	115.20	
	Front Unit - 984sqft	1.00	983.80	130.90	1797.24
P/P	Patio	1.00	60.00	34.00	
	Porch	1.00	22.00	19.00	
	Porch	1.00	16.80	16.40	
	Porch	1.00	20.96	18.40	
	Porch	1.00	105.30	42.60	225.06
	Net LIVABLE	cnt	2	(rounded)	1,797

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