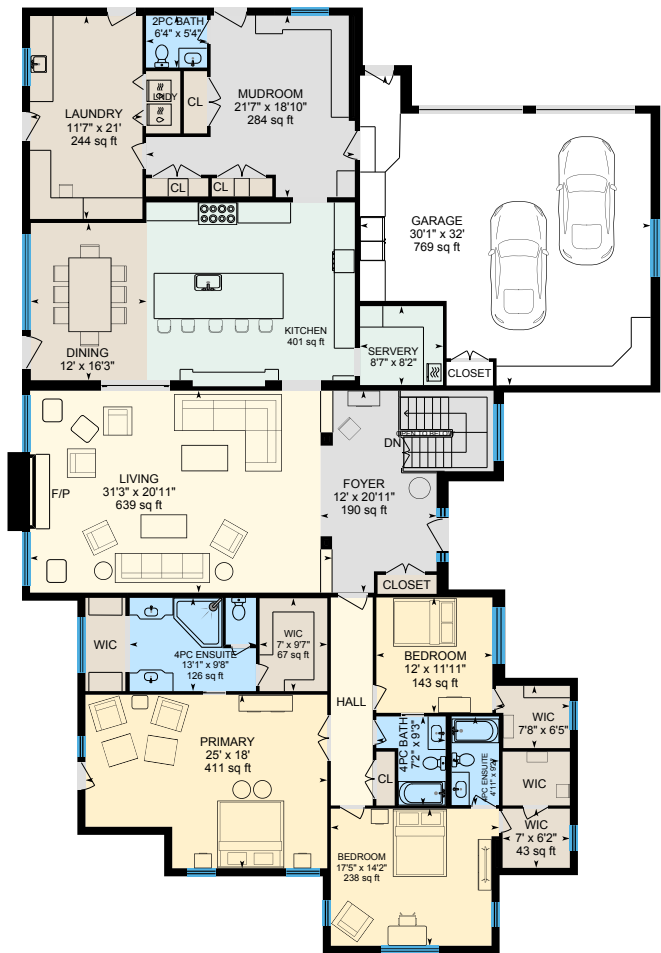
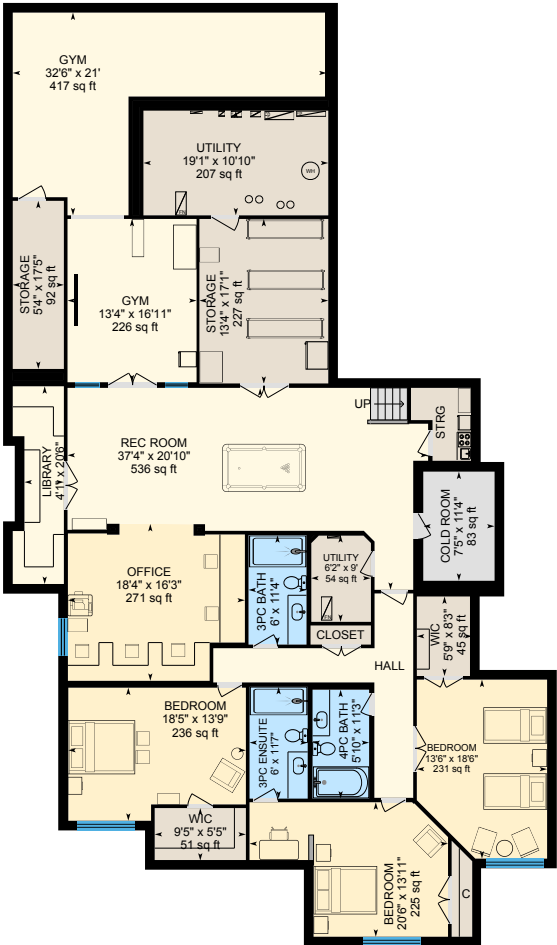


4485 Sideroad 10 North, Cambridge, ON

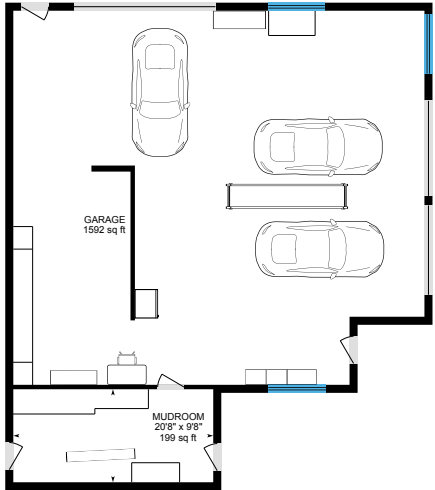
Main Building: Total Exterior Area Above Grade 4002.64 sq ft



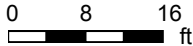
Main Floor
Exterior Area 4002.64 sq ft



Basement (Below Grade)
Exterior Area 3981.62 sq ft

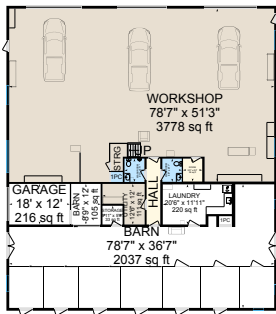


Garage
Exterior Area



4485 Sideroad 10 North, Cambridge, ON

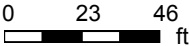
Detached Barn: Total Exterior Area Above Grade 4755.85 sq ft



Barn



Barn 2nd Floor

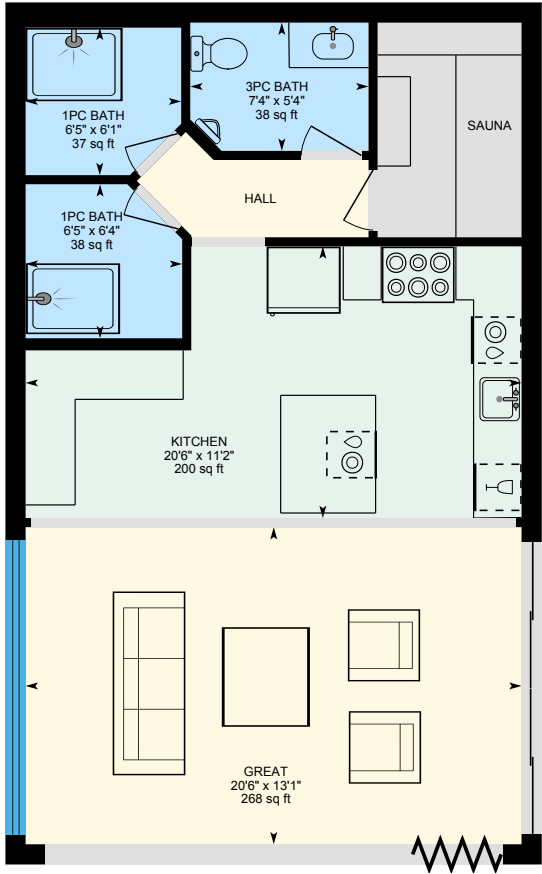


PREPARED: 2026/05/16

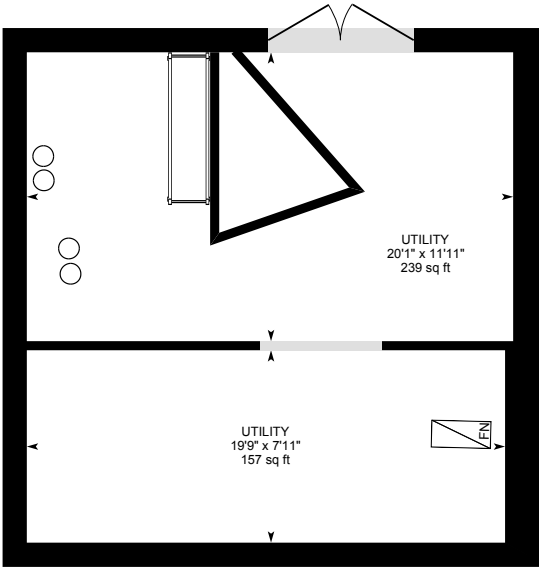
White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

4485 Sideroad 10 North, Cambridge, ON

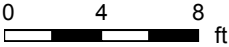
Detached Pool House: Total Exterior Area Above Grade 867.53 sq ft



Pool House



Pool House Basement



PREPARED: 2026/05/16

4485 Sideroad 10 North, Cambridge, ON

Site Plan



PREPARED: 2026/05/16



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.

4485 Sideroad 10 North, Cambridge, ON

Main Floor Exterior Area 4002.64 sq ft
Interior Area 3752.51 sq ft
Excluded Area 851.02 sq ft



0 7 14
ft

PREPARED: 2026/05/16



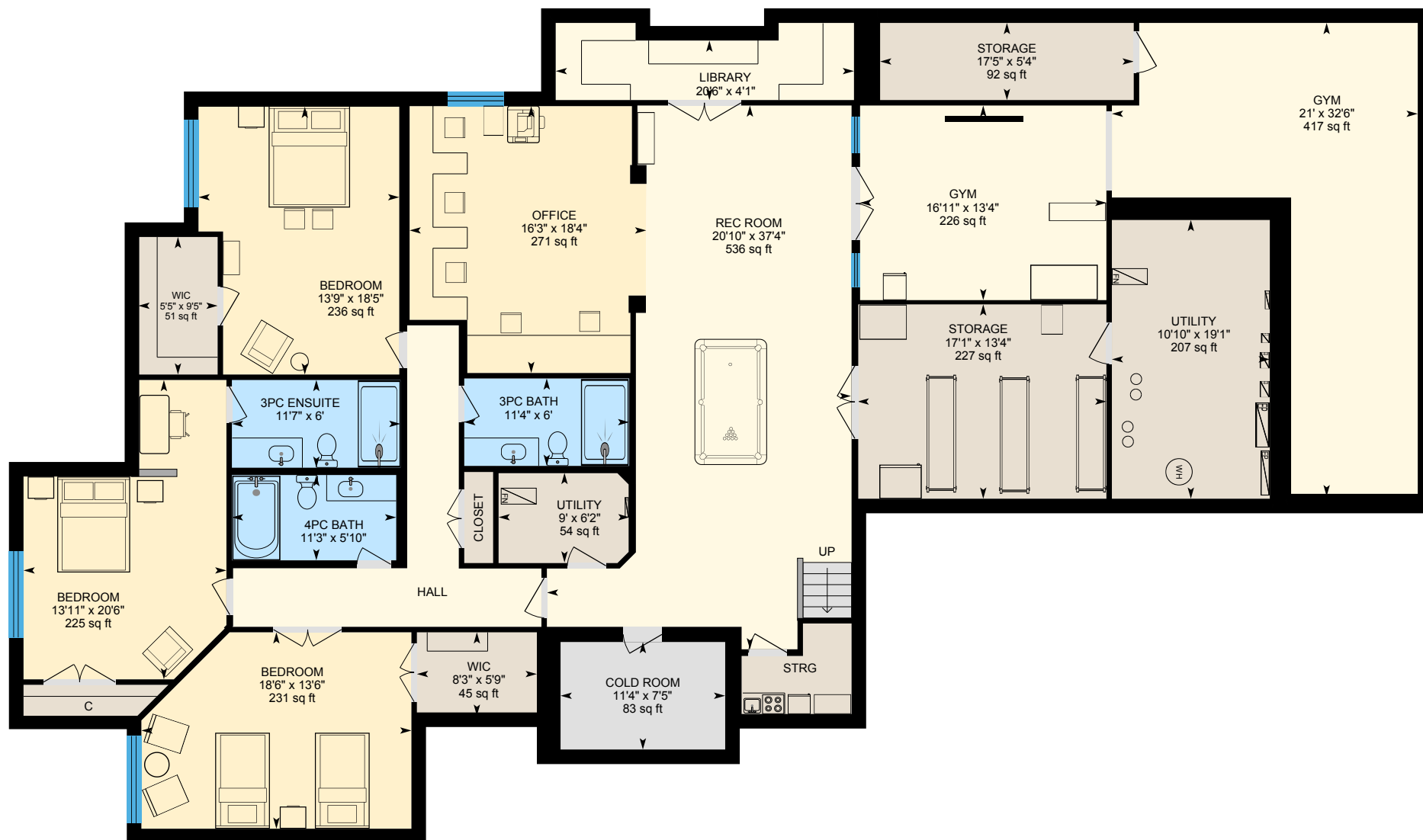
White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.

iGUIDE

4485 Sideroad 10 North, Cambridge, ON

Basement (Below Grade) Exterior Area 3981.62 sq ft

Interior Area 3673.46 sq ft



0 7 14 ft

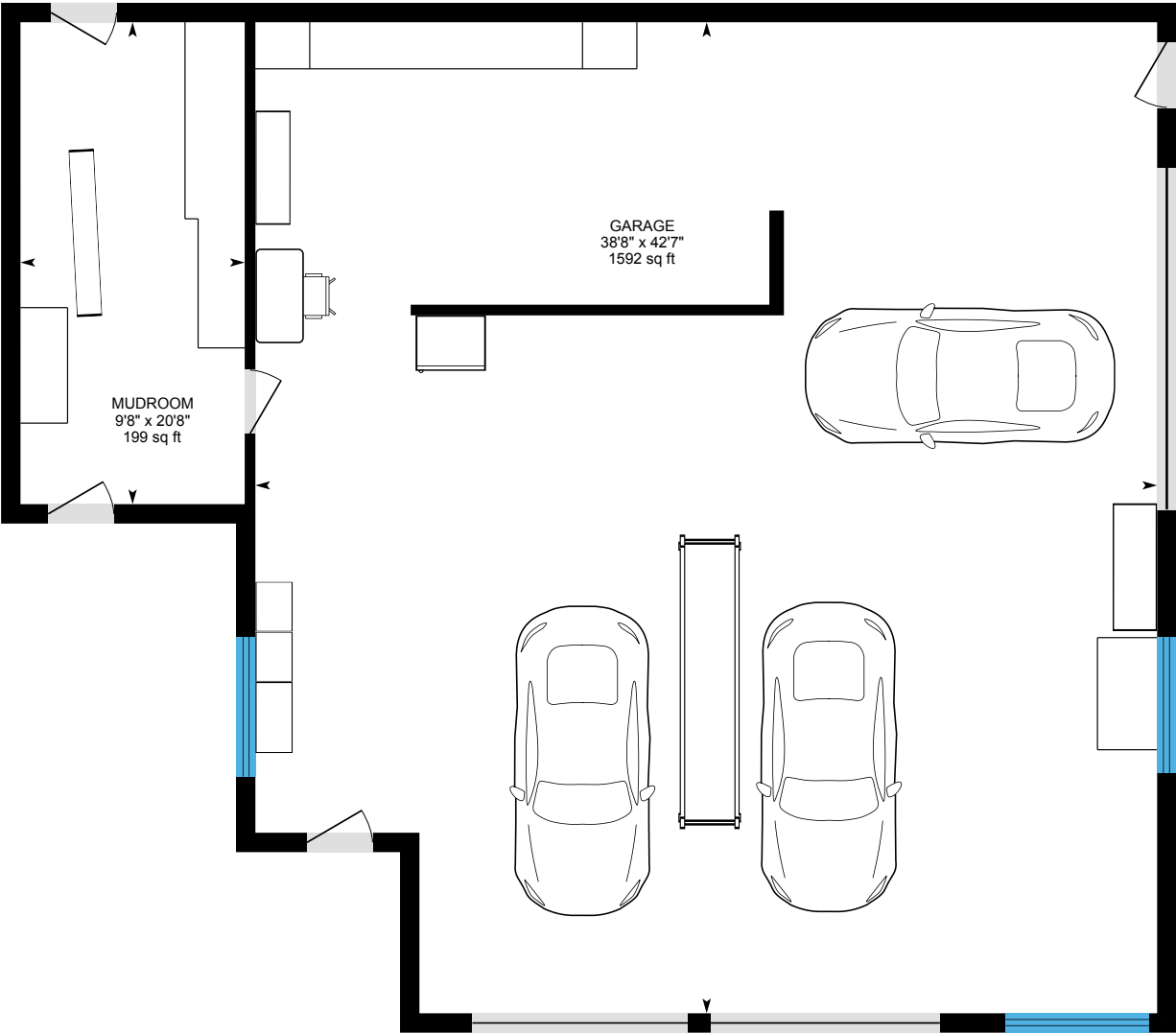
PREPARED: 2026/05/16



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.

4485 Sideroad 10 North, Cambridge, ON

Garage Excluded Area 1953.68 sq ft



0 4 8 ft

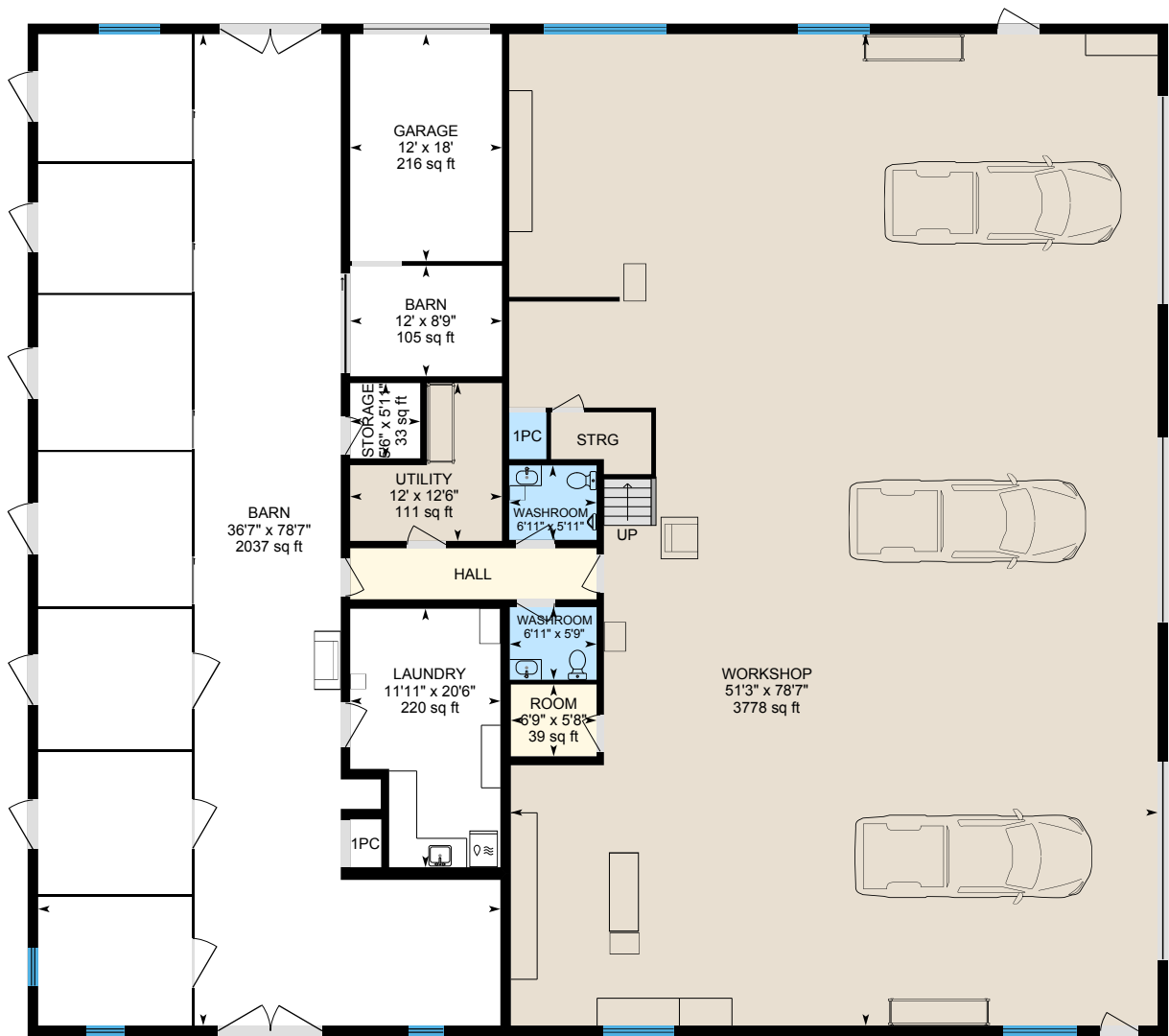
PREPARED: 2026/05/16



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.

4485 Sideroad 10 North, Cambridge, ON

Barn Exterior Area 4430.62 sq ft
Interior Area 4207.89 sq ft
Excluded Area 2815.04 sq ft



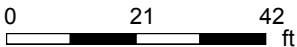
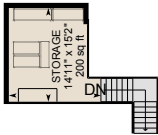
0 7 14
ft

PREPARED: 2026/05/16



4485 Sideroad 10 North, Cambridge, ON

Barn 2nd Floor Exterior Area 325.23 sq ft
Interior Area 254.16 sq ft



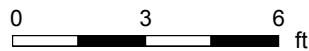
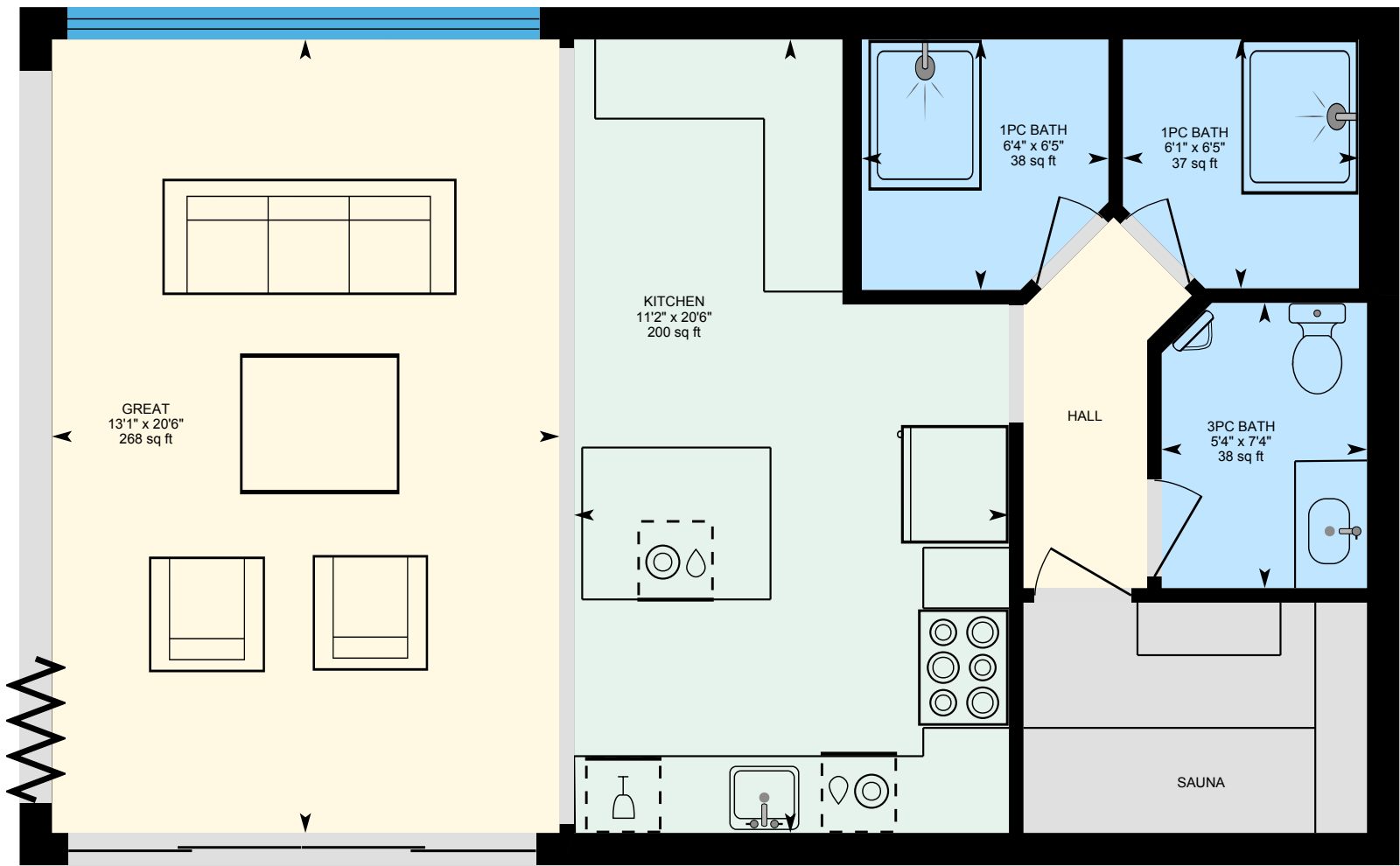
PREPARED: 2026/05/16



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.

4485 Sideroad 10 North, Cambridge, ON

Pool House Exterior Area 784.11 sq ft
Interior Area 692.08 sq ft



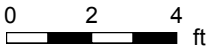
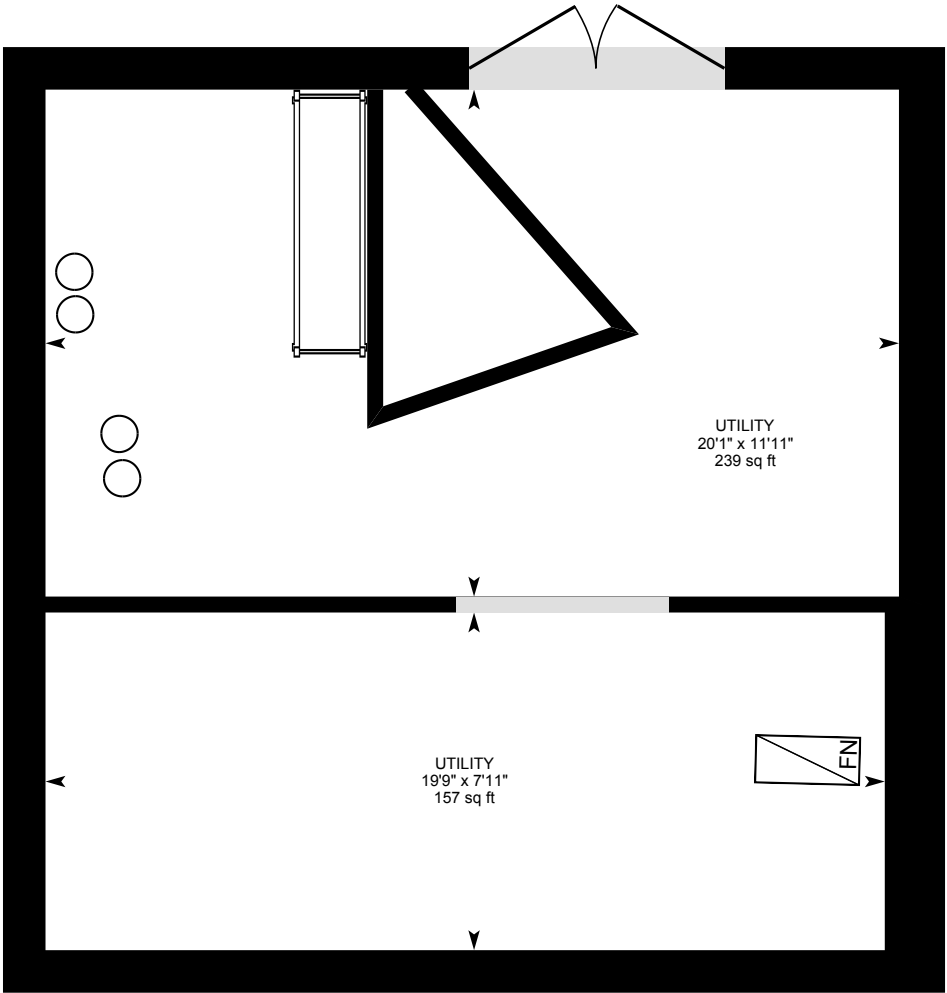
PREPARED: 2026/05/16



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.

4485 Sideroad 10 North, Cambridge, ON

Pool House Basement Exterior Area 83.42 sq ft
Excluded Area 403.14 sq ft



PREPARED: 2026/05/16



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.

4485 Sideroad 10 North, Cambridge, ON

Property Details

Room Measurements

Only major rooms are listed. Some listed rooms may be excluded from total interior floor area (e.g. garage). Room dimensions are largest length and width; parts of room may be smaller. Room area is not always equal to product of length and width.

Main Building

MAIN FLOOR

- 2pc Bath: 6'4" x 5'4" | 34 sq ft
- 4pc Bath: 7'2" x 9'3" | 53 sq ft
- 4pc Ensuite: 13'1" x 9'8" | 126 sq ft
- 4pc Ensuite: 4'11" x 9'2" | 45 sq ft
- Bedroom: 17'5" x 14'2" | 238 sq ft
- Bedroom: 12' x 11'11" | 143 sq ft
- Dining: 12' x 16'3"
- Foyer: 12' x 20'11" | 190 sq ft
- Garage: 30'1" x 32' | 769 sq ft
- Kitchen: 21'7" x 19' | 401 sq ft
- Laundry: 11'7" x 21' | 244 sq ft
- Living: 31'3" x 20'11" | 639 sq ft
- Mudroom: 21'7" x 18'10" | 284 sq ft
- Primary: 25' x 18' | 411 sq ft
- Servery: 8'7" x 8'2"
- Wic: 7' x 9'7" | 67 sq ft
- Wic: 7'8" x 6'5"
- Wic: 7' x 6'2" | 43 sq ft

BASEMENT

- 3pc Bath: 6' x 11'4" | 68 sq ft
- 3pc Ensuite: 6' x 11'7" | 70 sq ft
- 4pc Bath: 5'10" x 11'3" | 66 sq ft
- Bedroom: 13'6" x 18'6" | 231 sq ft
- Bedroom: 20'6" x 13'11" | 225 sq ft
- Bedroom: 18'5" x 13'9" | 236 sq ft

Floor Area Information

Floor areas include footprint area of interior walls. All displayed floor areas are rounded to two decimal places. Total area is computed before rounding and may not equal to sum of displayed floor areas.

Main Building

MAIN FLOOR

- Interior Area: 3752.51 sq ft
- Excluded Area: 851.02 sq ft
- Perimeter Wall Thickness: 9.8 in
- Exterior Area: 4002.64 sq ft

BASEMENT (Below Grade)

- Interior Area: 3673.46 sq ft
- Perimeter Wall Thickness: 11.8 in
- Exterior Area: 3981.62 sq ft

GARAGE

- All space is excluded

Detached Barn

BARN

- Interior Area: 4207.89 sq ft
- Excluded Area: 2815.04 sq ft
- Perimeter Wall Thickness: 9.8 in
- Exterior Area: 4430.62 sq ft

BARN 2ND FLOOR

- Interior Area: 254.16 sq ft
- Perimeter Wall Thickness: 9.8 in
- Exterior Area: 325.23 sq ft

4485 Sideroad 10 North, Cambridge, ON

Property Details

Room Measurements

Cold Room: 7'5" x 11'4" | 83 sq ft
Gym: 32'6" x 21' | 417 sq ft
Gym: 13'4" x 16'11" | 226 sq ft
Library: 4'1" x 20'6"
Office: 18'4" x 16'3" | 271 sq ft
Rec Room: 37'4" x 20'10" | 536 sq ft
Storage: 5'4" x 17'5" | 92 sq ft
Storage: 13'4" x 17'1" | 227 sq ft
Utility: 6'2" x 9' | 54 sq ft
Utility: 19'1" x 10'10" | 207 sq ft
Wic: 5'9" x 8'3" | 45 sq ft
Wic: 9'5" x 5'5" | 51 sq ft

GARAGE

Garage: 42'7" x 38'8" | 1592 sq ft
Mudroom: 20'8" x 9'8" | 199 sq ft

Detached Barn

BARN

1pc: 3'10" x 2'5" | 9 sq ft
1pc: 3'8" x 2'11" | 11 sq ft
Barn: 78'7" x 36'7" | 2037 sq ft
Barn: 8'9" x 12' | 105 sq ft
Garage: 18' x 12' | 216 sq ft
Laundry: 20'6" x 11'11" | 220 sq ft
Room: 5'8" x 6'9" | 39 sq ft
Storage: 5'11" x 5'6" | 33 sq ft
Utility: 12'6" x 12' | 111 sq ft
Washroom: 5'11" x 6'11" | 41 sq ft
Washroom: 5'9" x 6'11" | 40 sq ft
Workshop: 78'7" x 51'3" | 3778 sq ft

Floor Area Information

Detached Pool House

POOL HOUSE

Interior Area: 692.08 sq ft
Perimeter Wall Thickness: 9.8 in
Exterior Area: 784.11 sq ft

POOL HOUSE BASEMENT

Excluded Area: 403.14 sq ft
Perimeter Wall Thickness: 11.8 in
Exterior Area: 83.42 sq ft

Total Above Grade Floor Area, Main Building

Interior Area: 3752.51 sq ft
Excluded Area: 2804.70 sq ft
Exterior Area: 4002.64 sq ft

Total Above Grade Floor Area, Detached Barn

Interior Area: 4462.05 sq ft
Excluded Area: 2815.04 sq ft
Exterior Area: 4755.85 sq ft

Total Above Grade Floor Area, Detached Pool House

Interior Area: 692.08 sq ft
Excluded Area: 403.14 sq ft
Exterior Area: 867.53 sq ft

4485 Sideroad 10 North, Cambridge, ON

Property Details

Room Measurements

Floor Area Information

BARN 2ND FLOOR

Storage: 15'2" x 14'11" | 200 sq ft

Detached Pool House

POOL HOUSE

1pc Bath: 6'5" x 6'1" | 37 sq ft

1pc Bath: 6'5" x 6'4" | 38 sq ft

3pc Bath: 7'4" x 5'4" | 38 sq ft

Great: 20'6" x 13'1" | 268 sq ft

Kitchen: 20'6" x 11'2" | 200 sq ft

POOL HOUSE BASEMENT

Utility: 19'9" x 7'11" | 157 sq ft

Utility: 20'1" x 11'11" | 239 sq ft

4485 Sideroad 10 North, Cambridge, ON

iGUIDE Method of Measurement

Definitions

Interior Area is a per floor calculation, made by measuring to the inside surface of the exterior walls. The footprint of all interior walls and staircases is typically included.

Excluded Area is a sum of the area of all rooms (measured to the inside surface of room walls) that are excluded from the Interior Area for a floor and the footprint of corresponding walls. Prescribed area exclusions can vary from region to region. Examples of exclusions are spaces open to below, garages, cold cellars, crawl and reduced height spaces.

Exterior Wall Footprint is the sum of the estimated area of the perimeter wall segments bounding both Interior and Excluded Areas.

Exterior Area is a per floor calculation, made by measuring to the outside surface of the exterior walls and is represented by the sum of the Interior Area and the Exterior Wall Footprint.

Grade is the ground level at the perimeter of the exterior finished surface of a house. A floor is considered to be above grade if its floor level is everywhere above grade.

Total Interior Area is the sum of all Interior Areas.

Total Excluded Area is the sum of all Excluded Areas.

Total Exterior Area is the sum of all Exterior Areas.

Finished Area is a per floor calculation made by adding all enclosed areas in a house that are suitable for year-round use based upon their location, embodying walls, floors, and ceilings and which are similar to the rest of the house. Footprint of walls is attributed to finished area only when the walls are bounding finished areas.

Unfinished Area is a per floor calculation made by adding all enclosed areas that do not meet the criteria for Finished Area. Exceptions are outdoor and non-walkable areas, for example porches or areas open to below. Footprint of walls is attributed to unfinished area only when the walls are exclusively bounding unfinished areas.

Notes

For exterior walls that are adjacent to the outside of the property, where typically only the interior side has measurement data, an estimation of the exterior wall thickness (as directly measured at the property) is used to calculate its footprint. Considerations are not made for varying wall thickness along the perimeter.

Disclaimer

All dimensions and floor areas must be considered approximate and are subject to independent verification.

PDF Floor Plans

A. RECA RMS 2024: Color is used to indicate all included areas. Excluded and not reported areas are shown in white. Walls are always shown in black.

B. ANSI Z765 2021: Color is used to indicate all finished areas. Unfinished and not reported areas are shown in white. Walls are always shown in black.

More Information About the Standards

A. RECA RMS 2024: <https://www.reca.ca/licensees-learners/tools-resources/residential-measurement-standard>

B. ANSI Z765 2021: <https://www.homeinnovation.com/z765>