

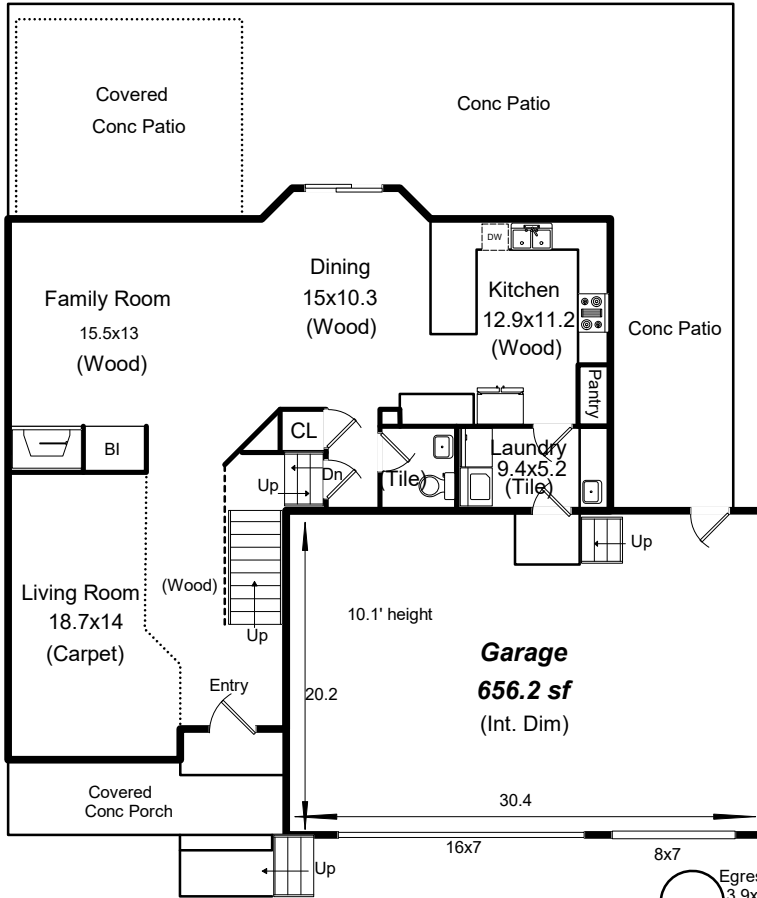
34 Saxony Rd Johnstown

SUBJECT INFO

File No.: Parcel No.:
 Property Address: 34 Saxony Rd
 City: Johnstown County: Weld State: Colorado ZipCode: 80534
 Owner:
 Client: Tim Avery Client Address: Real Broker
 Company Name: Sole Realty Services LLC Inspection Date: 04/24/2025

SKETCH

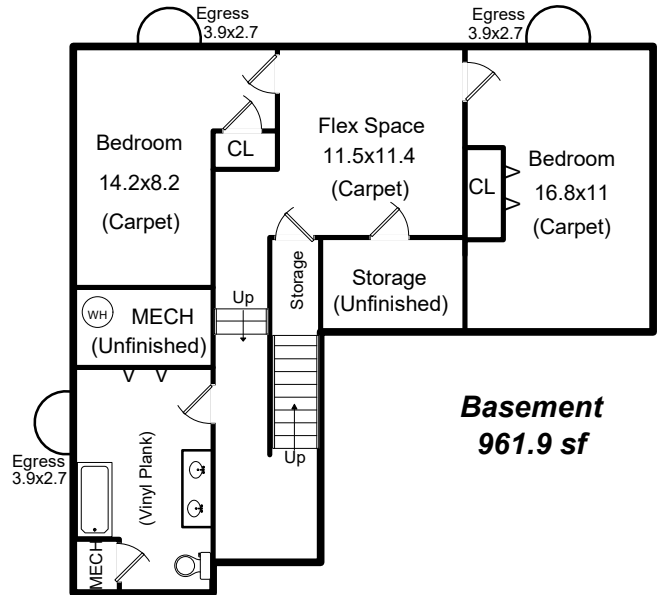
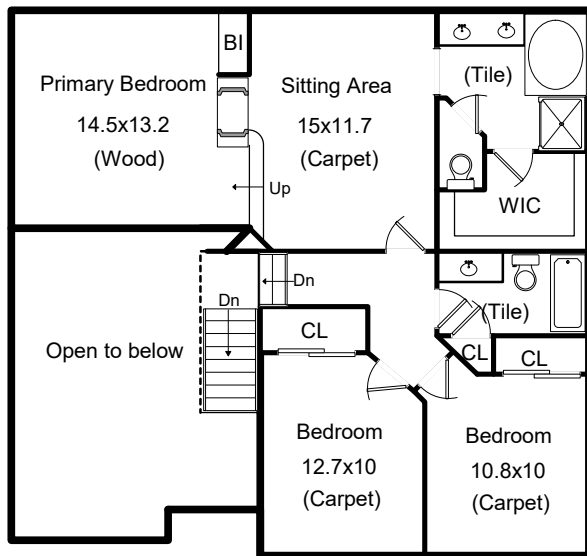
Main Level
1042.2 sf



34 Saxony Rd Johnstown

- 1-Total Sq Ft: 3037
- 2-Total Finished Sq Ft: 2932
- 3-Finished w/o Basement: 2075
- 4-Basement Sq Ft: 962
- 5-Basement Finished %: 89%

Upper Level
1032.8 sf



Basement
961.9 sf

Date: 4/24/25
 Copyright: Tim Avery Real Broker
 Scope of Work is on our website
 Website: www.solerealty.com

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SKETCH

Garage (GAR)

31.10 x 21.10 = 656.21
Total area: 656.21

Main Level (GBA0)

19.00 x 11.00 = 209.00
7.00 x 2.00 = 14.00
0.5 x 2.83 x 1.41 = 2.00
0.5 x 2.83 x 1.41 = 2.00
19.00 x 11.70 = 222.30
19.00 x 16.50 = 313.50
18.10 x 14.20 = 257.02
11.20 x 2.00 = 22.40
Total area: 1042.22

Upper Level (GBA4)

0.5 x 10.50 x 0.02 = 0.08
35.50 x 21.40 = 759.70
14.20 x 0.70 = 9.94
11.98 x 0.70 = 8.39
0.5 x 2.10 x 1.05 = 1.10
10.50 x 3.18 = 33.44
15.50 x 14.20 = 220.10
Total area: 1032.75

Basement (BSMT)

16.10 x 7.00 = 112.70
26.60 x 16.10 = 428.26
9.10 x 2.00 = 18.20
21.65 x 18.60 = 402.69
Total area: 961.85