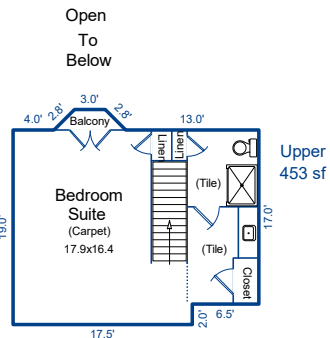
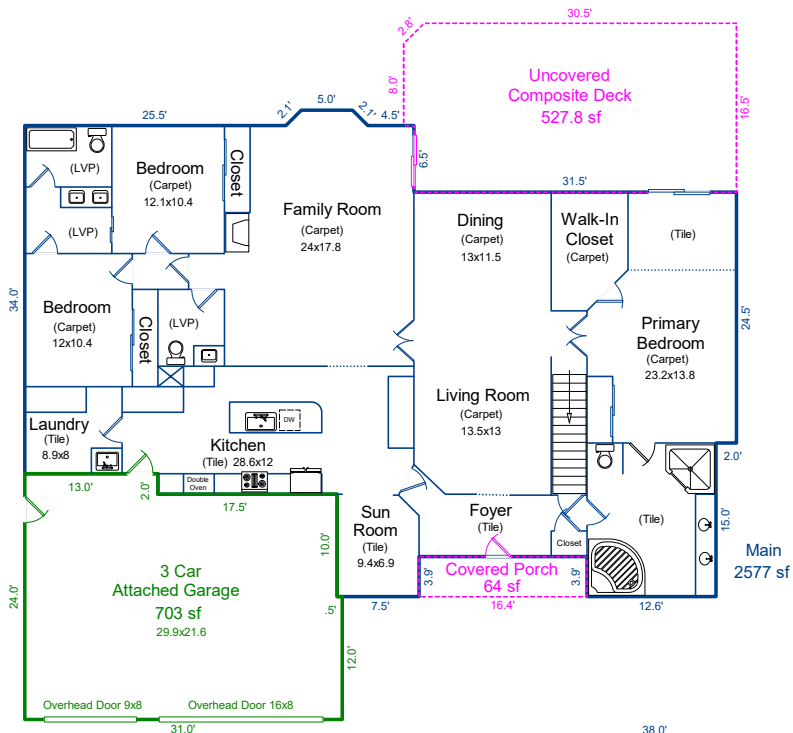
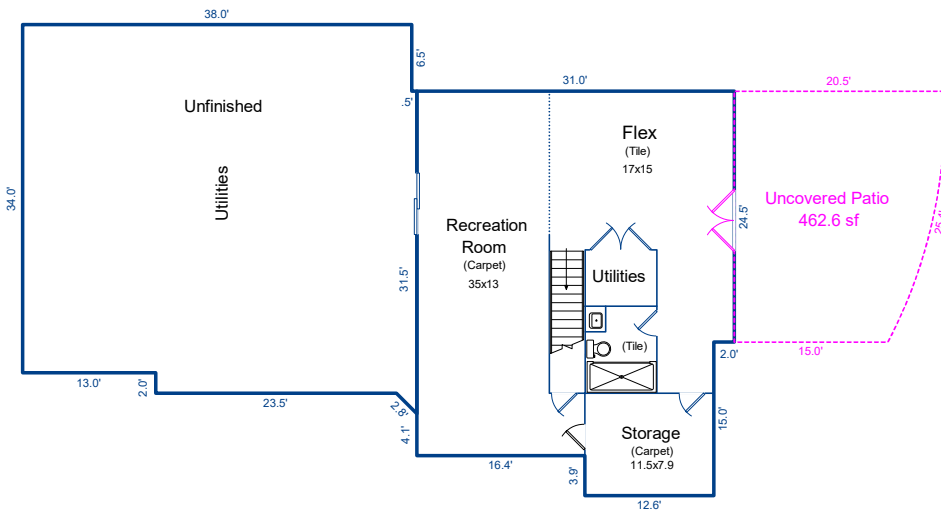


# BUILDING SKETCH

28464 Highway 257  
 Greeley, CO 80634  
 Total SF: 5519  
 Total Finished SF: 4161  
 Main Level SF: 2577  
 Upper Level SF: 453  
 Finished w/o Basement SF: 3030  
 Total Walkout Basement: 2489  
 Finished Basement: 45%

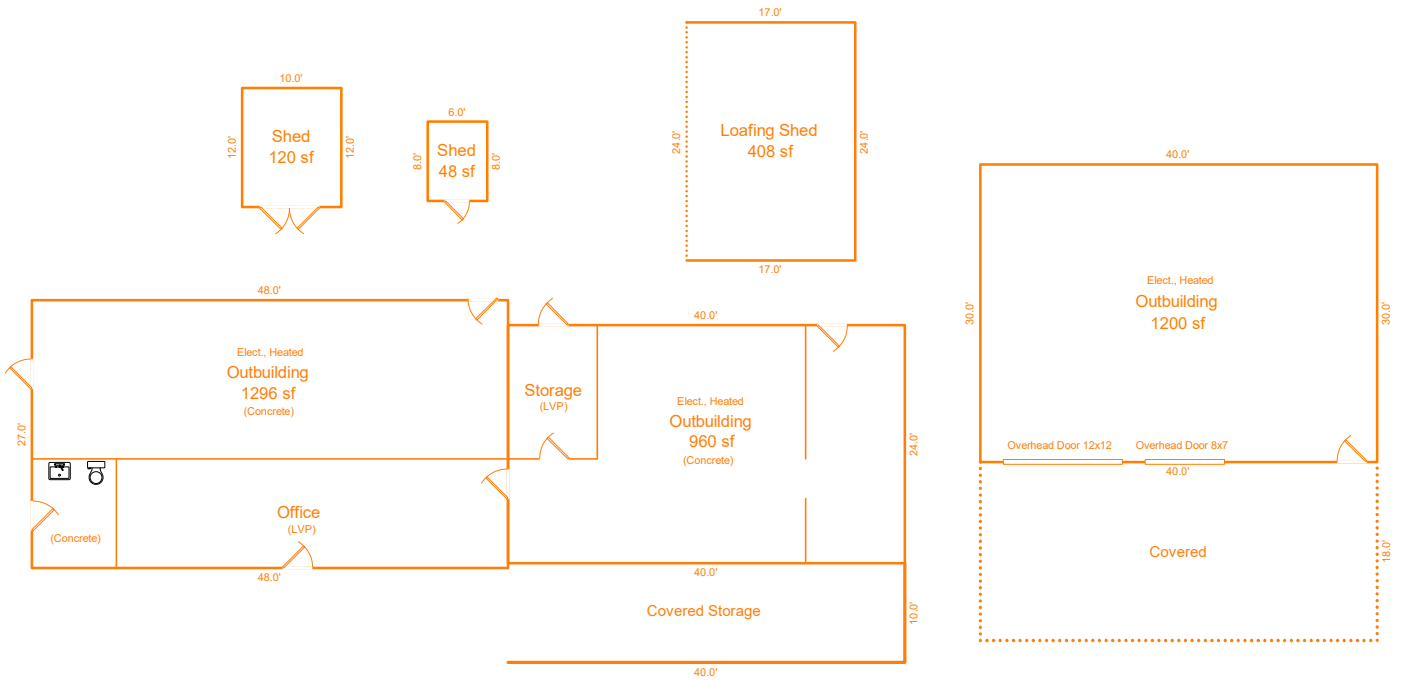


Total Walkout BSMT  
 2489.3 sf  
 45% Finished BSMT  
 1130.5 sf  
 Unfinished BSMT  
 1358.8 sf



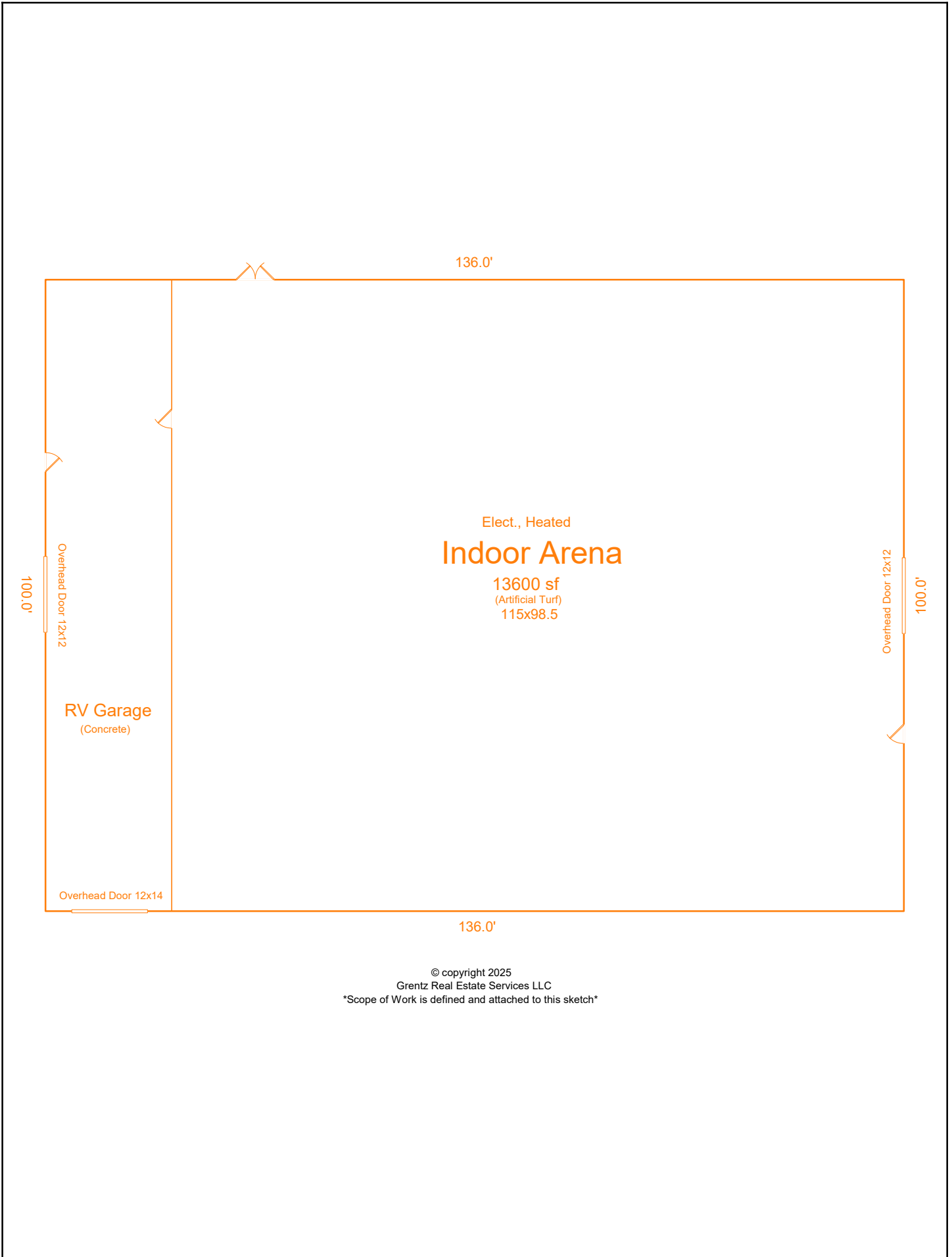
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# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

File No.: FP2025-076	Parcel No.:		
Property Address: 28464 Highway 257			
City: Greeley	County: Weld	State: CO	ZipCode: 80634
Owner:			
Client: James Hagerman		Client Address: Focal Real Estate Group	
Appraiser Name: Jason Greutz		Inspection Date: 6/16/2025	

## SKETCH

### Main (GLA1)

0.5 x 2.12 x 1.06 =	1.13
39.50 x 12.60 =	497.70
24.50 x 2.00 =	49.00
42.10 x 6.00 =	252.60
35.60 x 16.90 =	601.64
43.60 x 1.50 =	65.40
8.00 x 3.90 =	31.20
0.5 x 2.12 x 1.06 =	1.13
36.00 x 1.50 =	54.00
37.50 x 3.50 =	131.25
36.00 x 12.50 =	450.00
34.00 x 13.00 =	442.00
Total area: 2577.04	

### Upper (GLA3)

19.00 x 7.00 =	133.00
3.00 x 2.00 =	6.00
0.5 x 2.83 x 1.41 =	2.00
0.5 x 2.83 x 1.41 =	2.00
19.00 x 4.00 =	76.00
17.00 x 13.00 =	221.00
6.50 x 2.00 =	13.00
Total area: 453.00	

### Attached Garage (GAR)

30.50 x 22.00 =	671.00
13.00 x 2.00 =	26.00
12.00 x 0.50 =	6.00
Total area: 703.00	

### Covered Porch (P/P)

16.40 x 3.90 =	63.96
Total area: 63.96	

### Composite Deck (P/P)

31.50 x 6.50 =	204.75
0.5 x 2.83 x 1.41 =	2.00
8.00 x 2.00 =	16.00
30.50 x 10.00 =	305.00
Total area: 527.75	

### Uncovered Patio (P/P)

0.5 x 25.11 x 5.37 =	67.38
24.50 x 15.00 =	367.50
Curve 25.40 @ 30° =	27.76
Total area: 462.64	

### Unfinished BSMT (BSMT)

0.5 x 2.83 x 1.41 =	2.00
38.00 x 34.00 =	1292.00
25.00 x 2.00 =	50.00
29.50 x 0.50 =	14.75
Total area: 1358.75	

### Finished BSMT (BSMT)

29.00 x 4.10 =	118.90
12.60 x 3.90 =	49.14
31.00 x 24.50 =	759.50
29.00 x 7.00 =	203.00
Total area: 1130.54	

### Outbuilding (OTH)

48.00 x 27.00 =	1296.00
Total area: 1296.00	

### Outbuilding (OTH)

40.00 x 24.00 =	960.00
Total area: 960.00	

### Loafing Shed (OTH)

24.00 x 17.00 =	408.00
Total area: 408.00	

### Shed (OTH)

8.00 x 6.00 =	48.00
Total area: 48.00	

### Shed (OTH)

12.00 x 10.00 =	120.00
Total area: 120.00	

### Outbuilding (OTH)

40.00 x 30.00 =	1200.00
Total area: 1200.00	

### Indoor Arena (OTH)

136.00 x 100.00 =	13600.00
Total area: 13600.00	

# SKETCH/AREA TABLE ADDENDUM

## SUBJECT INFO

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Owner:			
Client: James Hagerman	Client Address: Focal Real Estate Group		
Appraiser Name: Jason Greutz	Inspection Date: 6/16/2025		

## SKETCH

