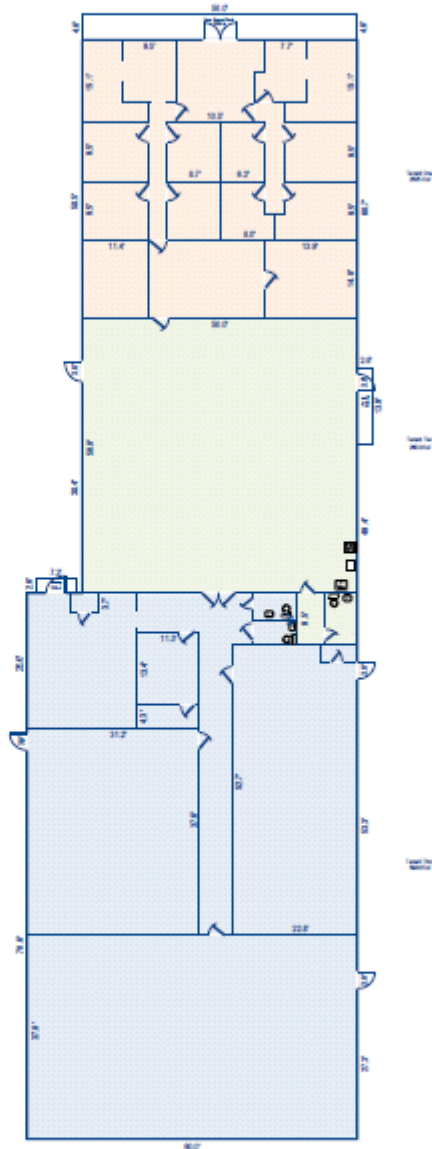


Gross Building Area Breakdown		
	BREAKDOWN	GBA
301 S Battleground Avenue <i>Parcel No. 8015</i>	FIRST FLOOR	
	Tenant One	2,525
	Tenant Two	2,604
	Tenant Three	5,848
TOTAL BUILDING SQUARE FEET		10,977

SUBJECT INFO

File No.: 23-A109 Parcel Description: 301 S Battleground Avenue
 Property Address: 301 S Battleground Avenue
 City: Kings Mountain County: Cleveland State: NC ZipCode: 28086
 :
 Company: Trusted Appraisers Group :
 Appraiser Name: Victoria Sheiry Lovelace Inspection Date: 10/17/2023

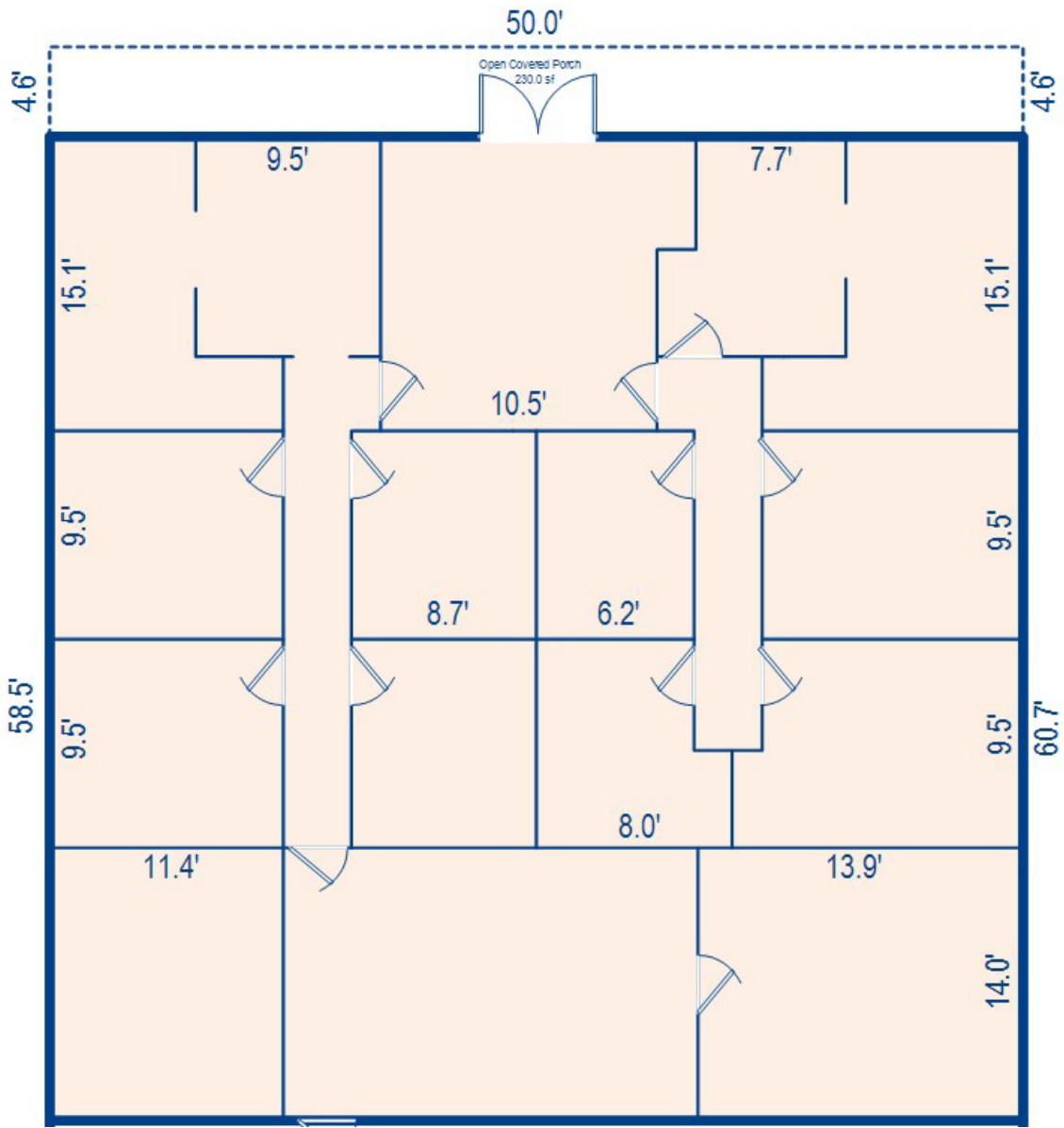
SKETCH



AREA CALCULATIONS SUMMARY

Code	Description	Factor	Net Size	Perimeter
GBA1	Main Floor	1.0	10977.0	519.4
	Tenant One	1.0	2525.0	201.0
	Tenant Two	1.0	2603.6	219.0
	Tenant Three	1.0	5848.5	318.4
P/P	Awning	1.0	36.1	33.0
	Awning	1.0	19.0	19.8
	Open Covered Porch	1.0	230.0	109.2

Tenant Space One Breakdown



Tenant One
2525.0 sf

Tenant Space Two Breakdown

