

# 836 SPRUCE STREET BERKELEY

**PROPERTY SQ FT INFORMATION**

MEASUREMENTS CALCULATED TO THE EXTERIOR WALLS

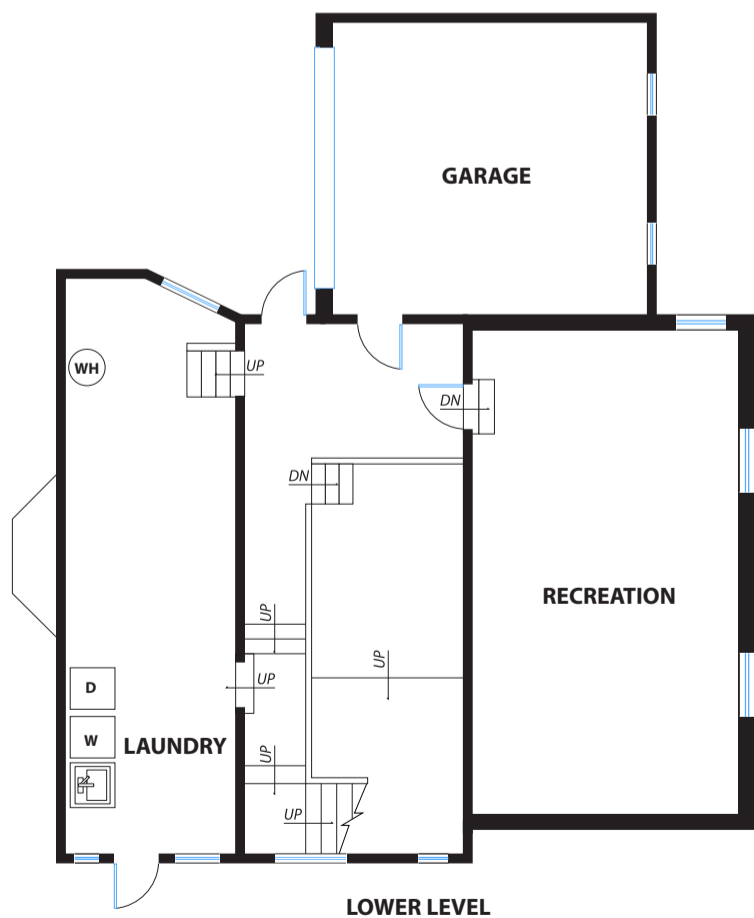
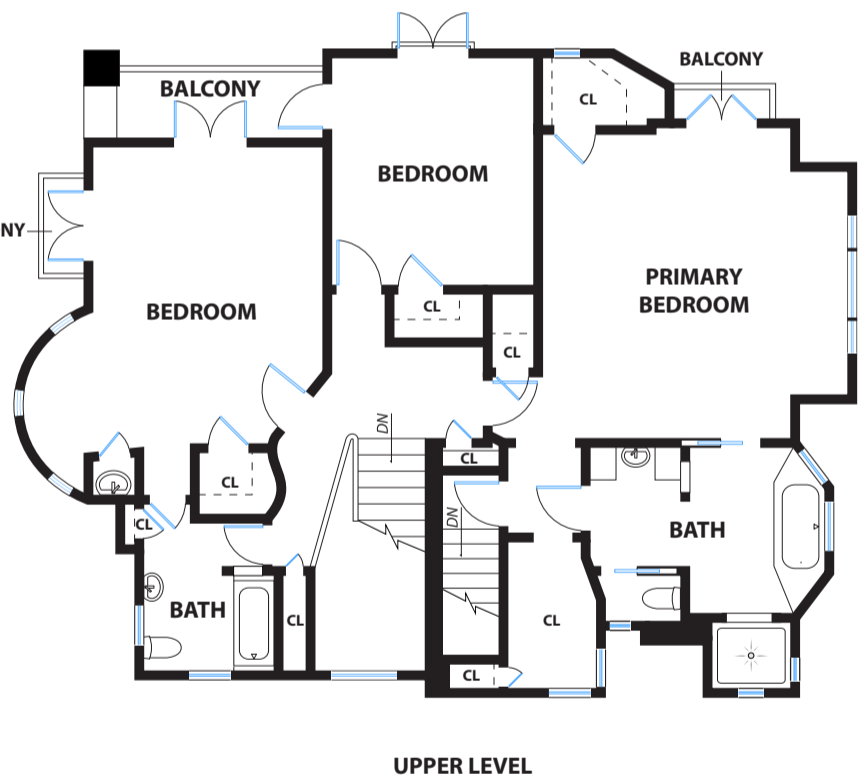
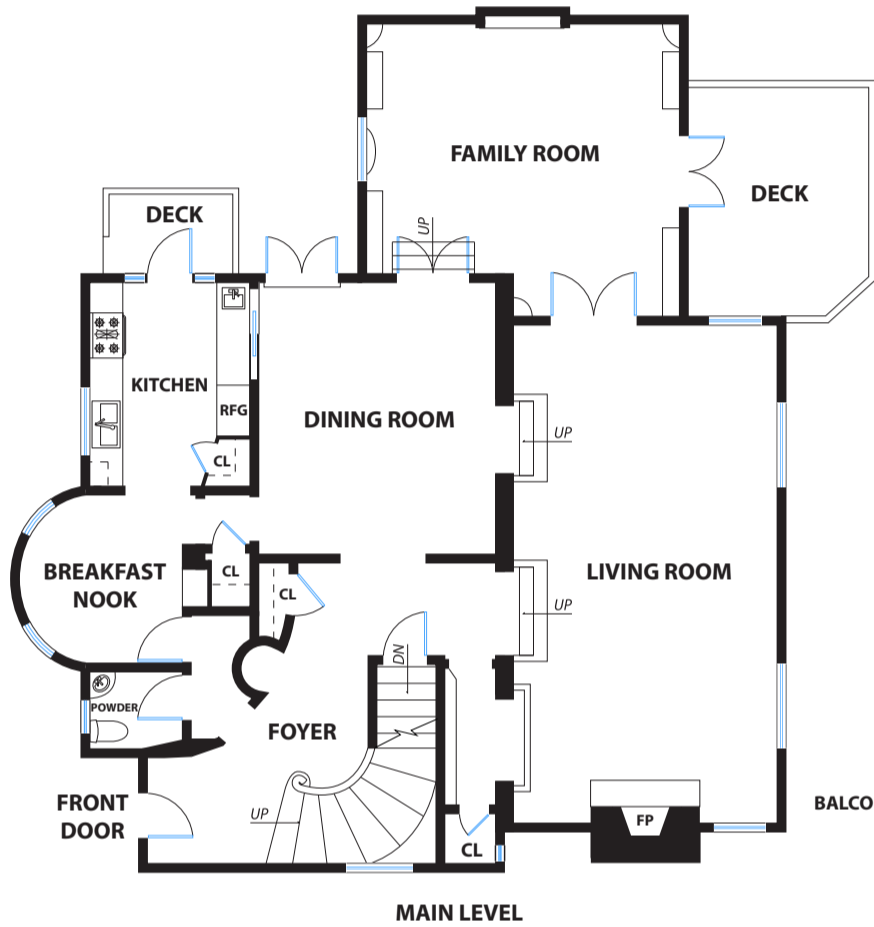
**LIVING SPACE: 3672 SQ FT**

- \* Main House (Lower Level): 487 Sq Ft
- \* Main House (Main Level): 1724 Sq Ft
- \* Main House (Upper Level): 1461 Sq Ft

**NON-LIVING SPACE: 1155 SQ FT**

- \* Main House Lower Level: 1155 Sq Ft

**COMBINED: 4827 Sq Ft**



**PRESENTED BY : LAURA ARECHIGA**  
**DRE #: 01388149**

DISCLAIMER: RENDERING BY OPEN HOMES PHOTOGRAPHY. ALL MEASUREMENTS ARE APPROXIMATE AND MAY NOT BE EXACT.  
DO NOT RELY ON THE ACCURACY OF THIS FLOOR PLAN WHEN DETERMINING THE PRICE OF A PROPERTY OR MAKING DECISIONS  
REGARDING BUYING OR SELLING OF PROPERTIES WITHOUT INDEPENDENT VERIFICATION.