**1816 Diamond Street:**

Expansion ability according to the Seller.

Seller’s opinion on the available buildable square footage for 1816 Diamond as well as the numbers they used for calculations.

**Attention to any potential buyers:**

 **These are estimated calculations only. The seller is NOT an architect, they do NOT do this as a profession, and that it is 100% the buyer’s responsibility to hire a professional architect who can calculate these numbers and either confirm or edit the results the seller provides:**

1816 Diamond current structures:

Garages - 250 square feet each x 3 garages = 750 s.f.

L-1 = 732

L-2 = 702

L-3 = 720

L-4 = 736

Sum of all current structures square footage = 3,640 sf

Lot = 6,250 sf

75% FAR = 4,687

4,687 available to build minus 3,640 current = ***approximately 1,047 square feet left to build***

Thank you for your interest.