



**4520 Augusta St, The Colony, TX, 75056**

FLOOR 1: 2033 sq. ft,  
 EXCLUDED AREAS: GARAGE: 435 sq ft, PATIO: 1336 sq ft  
 TOTAL LIVEABLE AREA (BASED ON EXTERIOR DIMENSIONS): 2033 sq. ft

ALL MEASUREMENTS ARE APPROXIMATE. THIS DOCUMENT MAY NOT BE USED TO DETERMINE THE VALUATION OF THE PROPERTY OR ESTIMATE REPAIRS OR IMPROVEMENTS.  
 ALL PARTIES USING THIS DOCUMENT AGREE TO TAKE THEIR OWN MEASUREMENTS IN ORDER TO DETERMINE THE LAYOUT AND SIZE OF THE PROPERTY.

