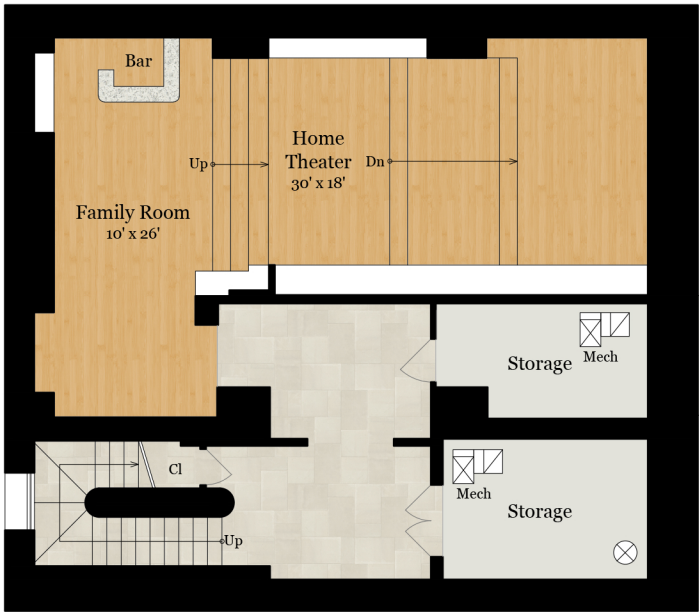


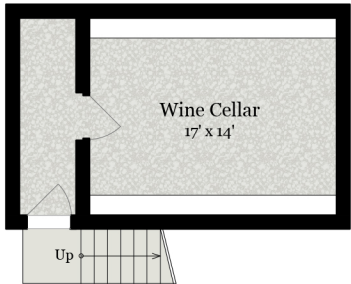
# LITTLETON FARM

33846 FOXLEASE LANE | UPPERVILLE, VA 20184



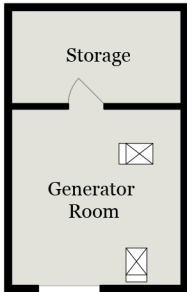
## MAIN RESIDENCE LOWER LEVEL

1,640 SQ FT - Finished  
1,310 SQ FT - Unfinished & Usable



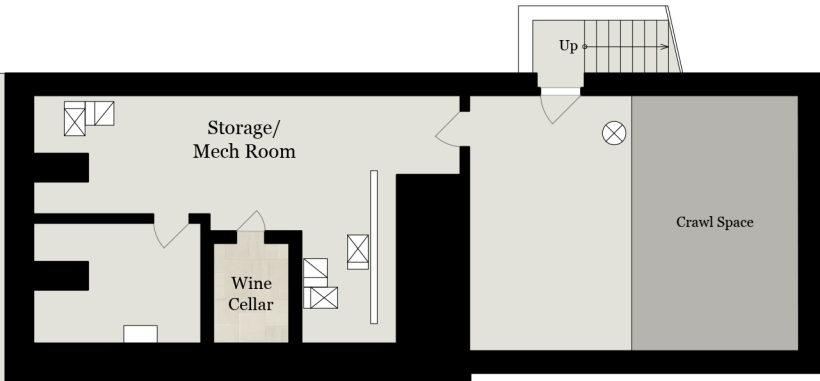
## WINE CELLAR

(BELOW TERRACE)  
372 SQ FT - Unfinished & Usable



## GENERATOR STORAGE

253 SQ FT - Unfinished & Usable



## Total Finished & Unfinished & Usable Square Footage: 31,073 SQ FT

Calculated per ANSI Standard Z765-2003

### Main Residence: 14,645 SQ FT

- Finished: 12,620 SQ FT
  - Main Level: 6,279 SQ FT
  - Upper Level: 4,701 SQ FT
  - Lower Level: 1,640 SQ FT
- Unfinished & Usable: 2,025 SQ FT
  - Storage/Mech Room on Lower Level: 1,310 SQ FT
  - Low Ceiling Area on Upper Level: 59 SQ FT
  - Mech Room on Upper Level: 31 SQ FT
  - Wine Cellar (Below Terrace): 372 SQ FT
  - Generator Storage: 253 SQ FT

### Pool House/Gym: 2,112 SQ FT

- Finished: 1,957 SQ FT
  - First Floor (Pool House): 730 SQ FT
  - Second Floor (Gym): 739 SQ FT
  - Third Floor: 488 SQ FT
- Unfinished & Usable: 155 SQ FT
  - Mech Room on First Floor: 155 SQ FT

### 4-Car Garage/Guest Suite 1 & 2: 2,454 SQ FT

- Finished: 711 SQ FT
  - Second Floor (Guest Suite 1 & 2): 711 SQ FT
- Unfinished & Usable: 1,743 SQ FT
  - 4-Car Garage on First Floor: 1,258 SQ FT
  - Storage on First Floor: 288 SQ FT
  - Low Ceiling Area on Second Floor: 197 SQ FT

### 6-Car Garage/Office/Apartment: 4,675 SQ FT

- Finished: 1,812 SQ FT
  - Second Floor (Office): 933 SQ FT
  - Second Floor (Apartment): 879 SQ FT
- Unfinished & Usable: 2,863 SQ FT
  - 6-Car Garage on First Floor: 2,331 SQ FT
  - Storage on First Floor: 220 SQ FT
  - Low Ceiling Area on Second Floor Office: 153 SQ FT
  - Low Ceiling Area on Second Floor Apartment: 80 SQ FT
  - Mech Room on Second Floor Office: 79 SQ FT

### 17-Stall Main Barn: 7,187 SQ FT

- Finished: 594 SQ FT
  - Tack Rm/Laundry/Bath: 594 SQ FT
- Unfinished & Usable: 6,593 SQ FT
  - Stalls: 5,548 SQ FT
  - Storage/Hay/Feed Rm: 1,045 SQ FT

