

Flexmls Tip!

Understanding the MLS Sqft Table

Square footage totals are manually calculated by the Listing Agent. This information is entered in the Main Fields of a listing. Here you may find a guide on how to calculate the total that should be entered into each required field.

Total Fin SqFt All Levels

Upper Level + Main Level + Lower Level Finished + Basement Level Finished

Bedrooms	Upper		Main		Lower		Bsmt		Total
Full Baths	3		0		1		0		4
Half Baths	2		0		1		0		3
Fin/Level	0		1		0		0		1
Total Sqft	960	+	920	+	760	+	0	=	2,640 (Finished All Levels)
Finished Below Grade:	760		Unfinished Below Grade:		900		Building Total SqFt:		1,880 (Sqft Above Grade)
					140				2,780

SqFt Above Grade

Upper Level + Main Level

Bedrooms	Upper		Main		Lower		Bsmt		Total
Full Baths	3		0		1		0		4
Half Baths	2		0		1		0		3
Fin/Level	0		1		0		0		1
Total Sqft	960	+	920		760		0	=	2,640 (Finished All Levels)
Finished Below Grade:	760		Unfinished Below Grade:		900		Building Total SqFt:		1,880 (Sqft Above Grade)
					140				2,780

Below Grade Finished SqFt

Below Grade Finished SqFt

Bedrooms	Upper		Main		Lower		Bsmt		Total
Full Baths	3		0		1		0		4
Half Baths	2		0		1		0		3
Fin/Level	0		1		0		0		1
Total Sqft	960		920		760		0		2,640 (Finished All Levels)
Finished Below Grade:	760		Unfinished Below Grade:		900		Building Total SqFt:		1,880 (Sqft Above Grade)
					140				2,780

Below Grade Unfinished SqFt

Lower Level Total—Lower Level Finished **OR** Basement Level Total—Basement Level Finished

	Upper	Main	Lower	Bsmt	Total
Bedrooms	3	0	1	0	4
Full Baths	2	0	1	0	3
Half Baths	0	1	0	0	1
Fin/Level	960	920	760	0	2,640 (Finished All Levels)
Total Sqft			900	0	1,880 (Sqft Above Grade)
Finished Below Grade:	760	Unfinished Below Grade:	140	Building Total SqFt:	2,780

Building Total SqFt

Upper Level + Main Level + Lower Level Total + Basement Level Total

	Upper	Main	Lower	Bsmt	Total
Bedrooms	3	0	1	0	4
Full Baths	2	0	1	0	3
Half Baths	0	1	0	0	1
Fin/Level	960	920	760	0	2,640 (Finished All Levels)
Total Sqft			900	0	1,880 (Sqft Above Grade)
Finished Below Grade:	760	Unfinished Below Grade:	140	Building Total SqFt:	2,780