

## House Plan 824 Mulberry Lane, Olde Town House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-824-mulberry-lane>
- Plan Number: NDG 824
- Total Living Space: 2296 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: 1
- Garage: 2 Bay Yes
- Garage Type: Rear Load
- Carport: N/A
- Carport Type: N/A
- Stories: 1.5
- Width Ft.: 50
- Width In.: N/A
- Depth Ft.: 50
- Depth In.: N/A

### Description

## NDG 824

A stunning addition to our Olde Town House Collection, Mulberry Lane features traditional gables and a large front porch to create old timey warmth and lovely street appeal. Stepping inside, you find yourself in a large Great Room with a fireplace partially open to the formal Dining Room to the left. Straight ahead, a well-planned Kitchen with a handy prep island and nearby powder room add convenience, while the rear Grilling Porch adjoining the cozy Breakfast Room gives the family a place of solitude for their morning coffee. The main level Master Suite has a spacious bedroom with front- and right-side-facing windows. French doors make for a stylish entry to your Master Bath, complete with a dual sink vanity, whirlpool tub, separate shower, and large walk-in closet. Upstairs, Bedroom 2 and 3 share a Jack and Jill style bathroom adjoining each room. While

Bedroom 2 boasts more space, both enjoy walk-in closets, and Bedroom 3 features a cozy dormer that may serve as a window seat. A large Bonus Room gives you plenty of options, and a centrally located game room with a built-in computer center provide family a great place to huddle. How would you customize this amazing house plan?

## Customizing This House Plan

Make this house plan into your dream home!

We understand that when it comes to building a home you want it to be perfect for you. Our team of experience house plan specialists would love to be able to help you through the process of modifying this, or any of the other house plans found on our website, to better fit your needs.

Whether you know the exact changes you need made or just have some ideas that would like to discuss with our team send us an email at: [info@nelsondesigngroup.com](mailto:info@nelsondesigngroup.com) or give us a call at 870-931-5777 What to know a little more about the process of customizing one of our house plans?

Check out our [Modifications FAQ](#) page.

### Additional details

- Total Living Space: 2296 Sq.Ft.
- Main Floor: 1537 Sq.Ft
- Upper Floor (Sq.Ft.): 759 Sq.Ft.
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): 251 Sq.Ft.
- Porch (Sq.Ft.): 373 Sq.Ft.
- Garage (Sq.Ft.): 384 Sq.Ft.
- Total Square Feet: 3304 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: No
- Main Ceiling Height: 9
- Upper Ceiling Height: 8
- Lower Ceiling Height: N/A
- Roof Type: Shingle
- Main Roof Pitch: 10:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 28
- Ridge Height (In.): 6
- Insulation Exterior: R13

- Insulation Floor Minimum: R19
- Insulation Ceiling Minimum: R30
- Lower Bonus Space (Sq.Ft.): N/A

## **Foundation Options**

- Foundation Crawl
- Foundation Slab
- Optional Basement
- Optional Daylight/Walkout Basement

## **Plan Collections**

- Olde Towne House Plans Collection

## **Plan Styles**

- Country Home House Plans
- Craftsman House Plans
- Farmhouse House Plans
- Low Country House Plans
- Luxury House Plans
- Southern House Plans
- Traditional House Plans

## **Features**

- Bonus Room
- Covered Front Porch
- Covered Rear Porch
- Economic Structure
- Formal Dining Room
- Game Room
- Great Room
- Grilling Porch
- Kitchen Island
- Main Floor Master
- Media Room
- Narrow Lot House Plans
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Rear Alley Load
- Split Bedroom Design

- Walk-in Closet