

## House Plan 618 Spruce Street, Affordable House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-618-spruce-street>
- Plan Number: NDG 618
- Total Living Space: 1046 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: N/A
- Garage: 1 Bay Yes
- Garage Type: Front Load
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 48
- Width In.: N/A
- Depth Ft.: 40
- Depth In.: 10

### Description

This charming home from Nelson Design Group would be the perfect starter home. Settle into the great room with boxed ceiling for a movie after dinner. Tuck the kids into bed in the two additional bedrooms before heading to your master suite for the night. Or, if you haven't started your family yet, you could use the two bedrooms as an office and a guest room. A grilling porch is also available at the rear of this home for summer cookouts. There are always plenty of options available with this design.

### Additional details

- Total Living Space: 1046 Sq.Ft.
- Main Floor: 1046 Sq.Ft
- Upper Floor (Sq.Ft.): N/A
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A

- Bonus Room (Sq.Ft.): N/A
- Porch (Sq.Ft.): 153 Sq.Ft.
- Garage (Sq.Ft.): 239 Sq.Ft.
- Total Square Feet: 1438 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: No
- Main Ceiling Height: 8
- Upper Ceiling Height: N/A
- Lower Ceiling Height: N/A
- Roof Type: Shingle
- Main Roof Pitch: 7:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 16
- 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

## **Plan Collections**

- Affordable House Plans Collection

## **Plan Styles**

- Traditional House Plans

## **Features**

- Covered Front Porch
- Covered Rear Porch
- Economic Structure
- Great Room
- Grilling Porch
- Main Floor Master
- Narrow Lot House Plans

- No Formal Dining
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Walk-in Closet