

## House Plan 1408 Auburn Place, European House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-1408-auburn-place>
- Plan Number: NDG 1408
- Total Living Space: 2131 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: N/A
- Garage: Yes 2 Bay
- Garage Type: Court Yard
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 54
- Width In.: N/A
- Depth Ft.: 75
- Depth In.: 2

### Description

Step into the spacious Foyer which opens into the Dining Room featuring a 10' ceiling and an 8' boxed column at the corner. Beyond the column lies the large Great Room with its 10' boxed ceiling and fireplace. The Great Room also has access to a rear Grilling Porch and is open to the Breakfast Room and Kitchen. Bedrooms 2 and 3 are located on the left side of the house with a bathroom between them. Everyone will appreciate less clutter with the Kid's Nook located just past the entrance from the Garage that features a bench with hanging space and storage bins. On the opposite side of the house you can retreat and enjoy the Master Suite with its 10' boxed ceiling, whirlpool tub and large walk-in closet. And the family is sure to enjoy the Bonus room located over the garage.

### Additional details

- Total Living Space:2131 Sq.Ft.
- Main Floor: 2131 Sq.Ft
- Upper Floor (Sq.Ft.): N/A
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): 379 Sq.Ft.
- Porch (Sq.Ft.): 196 Sq.Ft.
- Garage (Sq.Ft.): 501 Sq.Ft.
- Total Square Feet: 3207 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: No
- Main Ceiling Height: 9
- Upper Ceiling Height: N/A
- Lower Ceiling Height: N/A
- Roof Type: Shingle
- Main Roof Pitch: 12:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 31
- Ridge Height (In.): 8
- 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**

- European House Plans Collection

## **Plan Styles**

- European House Plans
- French Country House Plans
- Luxury House Plans
- Traditional House Plans

## Features

- Arched Entry
- Bonus Room Over Garage
- Covered Front Porch
- Covered Rear Porch
- Formal Dining Room
- Great Room
- Grilling Porch
- Kitchen Island
- Main Floor Master
- Mudroom
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Split Bedroom Design
- Walk-in Closet