

House Plan 5271 Sage Cottage, Farmhouse House Plan

Property Details

- Property URL: <https://nelsondesigngroup.com/content/House-Plan-5271-Sage-Cottage-Farmhouse-House-Plan>
- Plan Number: MEN 5271
- Total Living Space: 2716 Sq.Ft.
- Bedrooms: 4
- Full Baths: 4
- Half Baths: N/A
- Garage: 2 Bay
- Garage Type: Side Load
- Carport: No
- Carport Type: N/A
- Stories: 1
- Width Ft.: 63
- Width In.: 10
- Depth Ft.: 79
- Depth In.: 10

Description

MEN 5271

Sage Cottage is a charming Farmhouse-inspired home plan with bold traditional design influences. Ash gray wood siding envelopes the home and in a matching shade, shake siding on the roof peaks added a fresh pop of texture! This modern Farmhouse design is 2716 sq.ft. with 4 bedrooms and 4 full bathrooms. An exciting new option Sage Cottage offers is the Upper-Level options! Sage Cottage is designed to flex and bend to your need. This floor plan includes an Upper-Level Bonus Room (421 sq.ft.) or an Upper-Level Bed and Bathroom (438 sq.ft.)! New homeowners and builders can decide which layout best meets living needs. The flexibility Sage Cottage provides makes it the perfect home plan a family of any size. The spacious covered front porch welcomes guests warmly and the rear covered grilling porch keeps the festivities going all

evening! The side load 2-bay garage helps keep your vehicles and yard equipment clean and dry, no matter the weather.

Open Floor Plan

Sage Cottage begins in the foyer looking out into the Great Room. To the left through wide French doors is the study room (or guest bedroom) and the first private full bath! A modest step-in closet grants wardrobe storage or office supply organization. To the right of the foyer is the formal dining space. An oft neglected feature, Sage Cottage presents the opportunity for more intimate meals and moments with loved ones. A wide arched opening transforms the formal dining space into a more casual sit-down event or even potluck parties! There's space a 'plenty for any kind of dining!

The spacious Great Room rests at the center rear of the Sage Cottage floor plan. Grand vaulted ceilings in the Great Room accentuate the grandeur of the gathering space with a cozy wood fireplace waiting the next cool evening! The Kitchen holds a stately high-low bar island with additional seating for up to 6 family or friends! Past the Kitchen to the rear is a cozy breakfast nook. Side entry to the rear covered grilling porch is accessed here.

Split Bedroom Privacy

The Master Suite Wing of the Farmhouse style Sage Cottage house plan is nestled on the right portion of the main level. Private access to the Master Suite is reached from the Kitch, leading to the Master's Wing. Following a brief hallway to the front of the house takes you to the Laundry Room and garage. To the rear of the home plan is the master Bedroom. A bay window sitting area gifts an incredible abundance of natural lighting to shine across the elegant box ceiling. Flowing from the Master Suite bedroom towards the front of the home plan is the Master Bath. The luxurious master bath showcases a beautiful free-standing tub space and an enclosed glass shower. A double sink vanity offers ample counter space and the linen closet keeps products neatly tucked away!

The split bedroom layout amplifies personal space and privacy with Bedroom 2 and Bedroom 3 on the left portion of the Sage Cottage house plan. Both bedrooms are accessed from the rear of the Great Room. Bedroom 2 sits at the front of the floor plan. A cozy window seat makes this room great as a nursery or young child's room. A modest walk-in closet helps organize favorite

playthings and ever-growing wardrobes. Bedroom 3 sits at the rear of this left wing. Two separated step-in closets make this a great room for teens or closely-aged siblings! These bedrooms are split by a shared full bath in between that features a dual sink vanity. No more fighting for counterspace!

Upper Level Options

A unique feature with the Sage Cottage floor plan is the ability to customize the Upper Level! The floor plan comes with both options for the homeowner and build team to decide the next steps.

Upper Floor A is the Bonus Room. This expansive space is an ideal playroom, hobby center, workout space, or game room!

Upper Floor B is designed as a 5th Bedroom and full bath. Older teens and young adults will appreciate having a private space all their own!

Customizing This House Plan

Making this house plan onto 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 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: 2716 Sq.Ft.
- Main Floor: 2716 Sq.Ft
- Upper Floor (Sq.Ft.): N/A
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): 859 Sq.Ft.
- Porch (Sq.Ft.): 467 Sq.Ft.

- Garage (Sq.Ft.): 576 Sq.Ft.
- Total Square Feet: 4618 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: Yes
- 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.): 30
- Ridge Height (In.): 9
- 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

- Farmhouse House Plans Collection
- Michael E. Nelson House Plans Collection

Plan Styles

- Coastal Waterfront Lake House Plans
- Contemporary Modern House Plans
- Country Home House Plans
- Craftsman Bungalow House Plans
- Farmhouse House Plans
- Traditional House Plans

Features

- Bonus Room

- Covered Front Porch
- Covered Rear Porch
- Formal Dining Room
- Great Room
- Grilling Porch
- Home Office/Study
- Kitchen Island
- Main Floor Master
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Single Story
- Sitting Area
- Split Bedroom Design
- Walk-in Closet
- Walk-in-Pantry