

## House Plan 5276 Westin Farm, Farmhouse House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/House-Plan-5276-Westin-Farm-Farmhouse-House-Plan>
- Plan Number: MEN 5276
- Total Living Space: 2351 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: 1
- Garage: 3 Bay
- Garage Type: Side Load
- Carport: No
- Carport Type: N/A
- Stories: 1
- Width Ft.: 78
- Width In.: 10
- Depth Ft.: 67
- Depth In.: 10

### Description

# MEN 5276

From award-winning designer Michael E. Nelson comes a stunning addition to our Farmhouse House Collection. Inspired by cozy country homes and farmhouse stylings, Westin Farm is a delightful addition to any neighborhood! Warm white board & batten siding primarily makes up the exterior design with a gorgeous sandstone pattern detailing the front entry. The metal awning of your front covered porch grabs those famous farmhouse details for an added touch of country charm. The sandstone masonry extends along the foundation of Westin Farm for extra curb appeal! This country farmhouse vision is 2,351 sq.ft. with 3 bedrooms, 2 full baths, and 1 half bathroom in a split bedroom layout. A grand rear covered grilling porch is perfect for your outdoor living needs!

## **Open Floor Plan Layout**

Westin Farm offers main level living with an optional Bonus Room upstairs. The front covered porch opens into the foyer with a semi-formal dining room to the right, leading into the open floor plan great room and kitchen ahead. A large fireplace warms the great room with French doors and windows looking out onto the covered grilling porch. With a grand vaulted ceiling, the great room and kitchen area lead out into the outdoor areas, allowing for the best view of the backyard. The kitchen features a large high-low bar island with additional room for six to visit, snack, and help cook. A roomy pantry keeps your cabinets free for favorite cooking utensils and cleaning supplies, keeping you ready for any big meal messes.

Bedroom 2 and Bedroom 3 rest to the left of the Westin Farm farmhouse floor plan. Bedroom 2 and Bedroom 3 share a Jack and Jill bathroom with private vanities and a shared shower/tub, and Bedroom 3 also includes a walk-in closet for storage and organization at the rear of this floor plan.

## **Master Suite Living**

Easily reach the secluded Master Suite of Westin Farm from the kitchen. A brief hall passes the laundry room and garage exit on the way to the master bedroom, located at the rear of this traditional house plan. A vaulted ceiling is a simple yet stunning way to expand the vertical space, and the master bath boasts a dual sink vanity, which gives couples the chance to share bathroom space without bumping elbows all morning. A luxuriously large free-standing bathtub rests

comfortably in a corner, maximizing the spa-like qualities of this relaxation room! A roomy walk-in master closet ensures proper space to organize work, formal, and play outfits for any season!

## **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: 2351 Sq.Ft.
- Main Floor: 2351 Sq.Ft
- Upper Floor (Sq.Ft.): N/A
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): 654 Sq.Ft.
- Porch (Sq.Ft.): 657 Sq.Ft.
- Garage (Sq.Ft.): 815 Sq.Ft.
- Total Square Feet: 4477 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: 8:12
- Porch Roof Pitch: 3:12
- Roof Framing Description: stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 25
- Ridge Height (In.): 5
- 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

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

## Plan Styles

- Country Home House Plans
- Craftsman House Plans
- Farmhouse House Plans

## Features

- Bonus Room Over Garage
- Covered Front Porch
- Covered Rear Porch
- Formal Dining Room
- Great Room
- Grilling Porch
- Jack & Jill Bathroom
- Kitchen Island
- Main Floor Master
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Single Story
- Split Bedroom Design
- Walk-in Closet
- Walk-in-Pantry