

## House Plan 1700 Charleston House, Farmhouse House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-1700-charleston-house>
- Plan Number: NDG 1700
- Total Living Space: 2499 Sq.Ft.
- Bedrooms: 4
- Full Baths: 3
- Half Baths: N/A
- Garage: 2 Bay Yes
- Garage Type: Side Load
- Carport: No
- Carport Type: N/A
- Stories: 1
- Width Ft.: 62
- Width In.: 2
- Depth Ft.: 75
- Depth In.: N/A

### Description

#### NDG 1700

The newest member of our Farmhouse Collection is the perfect family home! The front of the house greets you with round columns and a unique arched entryway. This plan is full of beautiful high ceilings and large windows. As you enter the home you will pass the formal dining room and the study as you enter the great room. The great room has an open floor plan featuring high vaulted ceilings, a fireplace, and the perfect view and exit to your covered grilling deck. One side of the house features Bedroom 2 and 3 which share a full bathroom in between. To complete the split bedroom design you will find on the left side of the house a grandeur master suite. This deluxe master suite features a sitting area, a vaulted ceiling, a walk-in closet, a freestanding tub, and more! Next to the Master Suite closet, you will find the laundry room and an extra storage room. An upstairs gives the option for a fourth bedroom and a full third bath. This house plan also

features a Covered Front Porch, a 2 Bay Garage, optional basements stairs, a breakfast room, a kitchen island, and more!

## 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: 2499 Sq.Ft.
- Main Floor: 2499 Sq.Ft
- Upper Floor (Sq.Ft.): N/A
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): 438 Sq.Ft.
- Porch (Sq.Ft.): 467 Sq.Ft.
- Garage (Sq.Ft.): 576 Sq.Ft.
- Total Square Feet: 3980 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.): 30
- Ridge Height (In.): 24
- 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
- Historical House Plans Collection
- Olde Towne House Plans Collection

## **Plan Styles**

- Country Home House Plans
- Craftsman House Plans
- Farmhouse House Plans
- Southern House Plans
- Traditional House Plans
- Vacation House Plans

## **Features**

- Arched Entry
- Bonus Room
- Bonus/Game and Media Room
- Covered Front Porch
- Covered Rear Porch
- Decks Patios Balconies
- Formal Dining Room
- Great Room
- Grilling Porch
- Home Office/Study
- Kitchen Island
- Living Room
- Main Floor Master
- Media Room
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Sitting Area

- Two Story
- Vaulted High Cathedral Ceiling
- Walk-in Closet