

## Riverbend Cabin House Plan, 5469 Appalachian Trails

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/riverbend-cabin-house-plan-men-5469-appalachian-trails>
- Plan Number: MEN 5469
- Total Living Space: 3798 Sq.Ft.
- Bedrooms: 4
- Full Baths: 3
- Half Baths: 1
- Garage: 2 Bay
- Garage Type: Front Load
- Carport: N/A
- Carport Type: N/A
- Stories: 2.5
- Width Ft.: 49
- Width In.: 2
- Depth Ft.: 61
- Depth In.: 8

### Description

Discover the ultimate rustic escape with the Appalachian Trails (MEN 5469), a breathtaking Riverbend Cabin that seamlessly blends mountain charm with luxurious comfort. Spanning 3,798 square feet over 2.5 stories, this striking home offers four spacious bedrooms, three full baths, and a half bath—perfect for family getaways or unforgettable gatherings.

Step inside to an open-concept layout where the great room, dining area, and kitchen flow effortlessly together. The kitchen's peninsula with an eating bar makes hosting a breeze, while vaulted ceilings throughout create an airy, grand feel. The master suite on the main floor offers a private haven, complete with a lavish bath and walk-in closet. Upstairs, three additional bedrooms ensure comfort and privacy for guests.

The fun continues downstairs with a game room and exercise space, giving you endless ways to

unwind. Outside, 1,598 square feet of wraparound porch space invites you to soak in the surrounding beauty—whether it's a quiet morning coffee or an evening with friends. A two-bay garage adds convenience without compromising the home's rustic charm.

### **Additional details**

- Total Living Space: 3798 Sq.Ft.
- Main Floor: 1646 Sq.Ft
- Upper Floor (Sq.Ft.): 773 Sq.Ft.
- Lower Floor (Sq.Ft.): 1379 Sq.Ft.
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): N/A
- Porch (Sq.Ft.): 1598 Sq.Ft.
- Garage (Sq.Ft.): 572 Sq.Ft.
- Total Square Feet: 6147 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: Yes
- Main Ceiling Height: 9
- Upper Ceiling Height: 8
- Lower Ceiling Height: 9
- Roof Type: Metal
- Main Roof Pitch: 10:12
- Porch Roof Pitch: 5:12
- Roof Framing Description: stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 31
- Ridge Height (In.): 2
- Insulation Exterior: R13
- Insulation Floor Minimum: R19
- Insulation Ceiling Minimum: R30
- Lower Bonus Space (Sq.Ft.): 179 Sq.Ft.

### **Foundation Options**

- Daylight/Walkout Basement

### **Plan Collections**

- Michael E. Nelson House Plans Collection
- Riverbend Cabin House Plans Collection
- Rustic Ridge House Plans Collection

## **Plan Styles**

- Country Home House Plans
- Craftsman House Plans
- Low Country House Plans
- Mountain House Plans
- Rustic House Plans

## **Features**

- Covered Front Porch
- Covered Rear Porch
- Exercise Room
- Game Room
- Great Room
- Mudroom
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Saferoom
- Split Bedroom Design
- Split-Level Foyer
- Two Story
- Vaulted High Cathedral Ceiling
- Wrap-Around Porch