

## House Plan 1085 Victoria, Affordable House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-1085-victoria>
- Plan Number: NDG 1085
- Total Living Space: 1256 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: N/A
- Garage: 2 Bay Yes
- Garage Type: Side Load
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 31
- Width In.: 8
- Depth Ft.: 66
- Depth In.: 2

### Description

## NDG 1085

A stunning addition to our Affordable House Collection, Victoria features a classic brick exterior with lovely columns and vinyl siding. Inside, all family members will love the privacy of the plan but will also take comfort in the fact that no one is too far away. A spacious Great Room leads way to the hallway housing Bedrooms 2 and 3 and their shared hall bath. Plenty of storage space is enjoyed, with each bedroom holding a walk-in closet and a sizeable linen closet separating the two. Continuing from the Great Room, you will find yourself in the Kitchen, which is separated from the adjoining Dining space by an eat-at bar counter, allowing for continued gathering even during meal prep. To the right, you will find entry to the 2-car garage, as well as your relaxing Master Suite, complete with a spacious walk-in closet and Master Bath. You also have the option to

include an adjacent rear covered porch, with an atrium door granting private access. How would you customize this amazing house plan?

## **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 experienced 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:1256 Sq.Ft.
- Main Floor: 1256 Sq.Ft
- Upper Floor (Sq.Ft.): N/A
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): N/A
- Porch (Sq.Ft.): 192 Sq.Ft.
- Garage (Sq.Ft.): 397 Sq.Ft.
- Total Square Feet: 1845 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: 6:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 18
- Ridge Height (In.): N/A
- 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**

- Affordable House Plans Collection

## **Plan Styles**

- Arts & Crafts House Plans
- Country Home House Plans
- Craftsman House Plans
- Southern House Plans
- Traditional House Plans

## **Features**

- Covered Front Porch
- Economic Structure
- Formal Dining Room
- Great Room
- Main Floor Master
- Narrow Lot House Plans
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Rear Alley Load
- Walk-in Closet