

## House Plan 122 Brighton Court, Traditional House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plans122-brighton-court>
- Plan Number: NDG 122
- Total Living Space: 2287 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: 1
- Garage: 2 Bay Yes
- Garage Type: Front Load
- Carport: No
- Carport Type: N/A
- Stories: 1.5
- Width Ft.: 42
- Width In.: 4
- Depth Ft.: 58
- Depth In.: 10

### Description

The multi-storied foyer and living room provide an even larger feel to this pleasant edifice. Arched openings escort you to the marvelous formal dining room that blends into a captivating living room. There you'll find the gas fireplace, built-ins and a media center which gains prominence from the vaulted ceiling and balcony above. An enormous kitchen seats several at the eat-at bar where conversation flows effortlessly to the adjoining bay-windowed breakfast room. Upstairs features large, lovely Jack-and-Jill bedrooms that share a common bath.

### Additional details

- Total Living Space: 2287 Sq.Ft.
- Main Floor: 1542 Sq.Ft
- Upper Floor (Sq.Ft.): 745 Sq.Ft.
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A

- Bonus Room (Sq.Ft.): N/A
- Porch (Sq.Ft.): 104 Sq.Ft.
- Garage (Sq.Ft.): 443 Sq.Ft.
- Total Square Feet: 2834 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: Yes
- Main Ceiling Height: 9
- Upper Ceiling Height: 9
- Lower Ceiling Height: N/A
- Roof Type: Shingle
- Main Roof Pitch: 11:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 31
- 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

## **Plan Styles**

- French Classic House Plans
- Southern House Plans
- Traditional House Plans

## **Features**

- Covered Front Porch
- Covered Rear Porch
- Decks Patios Balconies
- Formal Dining Room
- Home Office/Study
- Jack & Jill Bathroom
- Main Floor Master
- Narrow Lot House Plans
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Peninsula/Eating Bar

- Split Bedroom Design
- Walk-in Closet