

## House Plan 1400 The Andrew, European House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-1400-andrew>
- Plan Number: NDG 1400
- Total Living Space: 2070 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: 1
- Garage: 2 Bay Yes
- Garage Type: Front Load
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 57
- Width In.: 4
- Depth Ft.: 69
- Depth In.: N/A

### Description

## NDG 230

A stunning addition to our European House Collection, The Andrew is a gorgeous brick and stone home boasting elegant architectural details on the exterior. The main entrance, windows, and garage door are all arched, and the hip-gable over the 2-car garage is accentuated by shake siding. Entering through the Foyer, you'll find an inviting Great Room with a fireplace and a Dining Room with 12" timber columns in two corners. The great room opens to the Kitchen with a large eat-at bar, and a cozy Breakfast Room allows for easy access to the relaxing Screened Grilling Porch, complete with its own corner fireplace. The Master Suite at the left of The Andrew features a 10' boxed ceiling, and a large window welcomes in all the natural light allows for gentle morning waking. Moving toward the front of the home plan is the Master Bath, which enjoys a whirlpool tub,

a dual sink vanity, and a massive walk-in closet at the very end. Two more bedrooms on the other end of the home share a bathroom in between, with a double sink vanity and a private toilet/shower room. A Bonus Room over the garage is perfect for a home theater or game room. 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 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: 2070 Sq.Ft.
- Main Floor: 2070 Sq.Ft
- Upper Floor (Sq.Ft.): N/A
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): 332 Sq.Ft.
- Porch (Sq.Ft.): 250 Sq.Ft.
- Garage (Sq.Ft.): 519 Sq.Ft.
- Total Square Feet: 3171 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: 12:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 21
- Ridge Height (In.): 9
- 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**

- Customizable Exteriors House Plans Collection
- European House Plans Collection

## **Plan Styles**

- European House Plans
- French Country House Plans
- Traditional House Plans

## **Features**

- Arched Entry
- Bonus Room Over Garage
- Covered Front Porch
- Covered Rear Porch
- Formal Dining Room
- Great Room
- Grilling Porch
- Jack & Jill Bathroom
- Main Floor Master
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Screened Porch
- Split Bedroom Design
- Vaulted High Cathedral Ceiling
- Walk-in Closet