

## House Plan 1218 Martha Lane, Traditional House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-1218-martha-lane>
- Plan Number: NDG 1218
- Total Living Space: 2146 Sq.Ft.
- Bedrooms: 4
- Full Baths: 3
- Half Baths: N/A
- Garage: Yes 2 Bay
- Garage Type: Front Load
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 64
- Width In.: 4
- Depth Ft.: 57
- Depth In.: 8

### Description

This beautiful brick home offers a great floor plan with a spacious Great Room and 4 bedrooms. Once you step into the foyer, you'll notice the dining room on the left with its 10' boxed ceiling and natural lighting. Straight ahead is the Great Room with a fireplace and access to the rear covered grilling porch. The Great Room is open to the kitchen, featuring an eat-at peninsula bar, and the breakfast room. 2 bedrooms and a full bath are located on the right side of the home. The Master Bedroom is tucked in the back left corner and also features a 10' boxed ceiling, while the master bath provides a raised whirlpool tub, a separate shower, and 2 walk-in closets. There's also a 4th bedroom or office with a full bath adjacent to the master bedroom.

### Additional details

- Total Living Space: 2146 Sq.Ft.
- Main Floor: 2146 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.): 165 Sq.Ft.
- Garage (Sq.Ft.): 573 Sq.Ft.
- Total Square Feet: 2884 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: 8:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 22
- Ridge Height (In.): 5
- 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 Styles

- Traditional House Plans

## Features

- Covered Rear Porch
- Formal Dining Room
- Great Room
- Grilling Porch
- Main Floor Master
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Peninsula/Eating Bar

- Split Bedroom Design
- Walk-in Closet
- Walk-in-Pantry