

## House Plan 274 Maple Street, Traditional House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-274-maple-street>
- Plan Number: NDG 274
- Total Living Space: 1897 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: 1
- Garage: Yes 2 Bay
- Garage Type: Side Load
- Carport: No
- Carport Type: N/A
- Stories: 1.5
- Width Ft.: 39
- Width In.: N/A
- Depth Ft.: 52
- Depth In.: N/A

### Description

This southern traditional home is designated with a split bedroom plan. Visit with family and friends on the front porch as the children play in the front yard. Walking through the foyer, you'll notice the dining room, opening to the expansive great room. Preparing the family's dinner is simple with fluid access to the dining room and a handy breakfast room. Evenings can be spent in your master suite cuddled up reading a book or in the master bath soaking in the whirlpool bath. Upstairs provides children with privacy while the optional bonus room can function as an office.

### Additional details

- Total Living Space: 1897 Sq.Ft.
- Main Floor: 1299 Sq.Ft
- Upper Floor (Sq.Ft.): 598 Sq.Ft.
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A

- Bonus Room (Sq.Ft.): 145 Sq.Ft.
- Porch (Sq.Ft.): 155 Sq.Ft.
- Garage (Sq.Ft.): 480 Sq.Ft.
- Total Square Feet: 2532 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: No
- Main Ceiling Height: 8
- Upper Ceiling Height: 8
- Lower Ceiling Height: N/A
- Roof Type: Shingle
- Main Roof Pitch: 10:12
- Porch Roof Pitch: 4:12
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 26
- 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**

- Country Home House Plans
- Southern House Plans
- Traditional House Plans

## **Features**

- Bonus Room Over Garage
- Covered Front Porch
- Formal Dining Room
- Great Room
- Home Office/Study
- Main Floor Master
- Narrow Lot House Plans
- Open Floor Plan House Plans
- Peninsula/Eating Bar

- Split Bedroom Design
- Walk-in Closet