

## House Plan 365 Spruce Street, Traditional House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-365-spruce-street>
- Plan Number: NDG 365
- Total Living Space: 1854 Sq.Ft.
- Bedrooms: 4
- Full Baths: 2
- Half Baths: N/A
- Garage: Yes 2 Bay
- Garage Type: Side Load
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 58
- Width In.: 8
- Depth Ft.: 58
- Depth In.: 6

### Description

The entry of this split bedroom home shows off the sensational columns which frame the dining room. Romance the one you love by the fireplace in the comfortable great room with french doors accessing to the rear porch. Afterwards, retreat to your master suite and bath, complete with 'his and her' walk-in closets, double vanities and a wonderful whirlpool tub. Don't worry about the children, they will be having dreams of their own in the bedrooms located on the opposite side of this home.

### Additional details

- Total Living Space: 1854 Sq.Ft.
- Main Floor: 1854 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.): 109 Sq.Ft.
- Garage (Sq.Ft.): 498 Sq.Ft.
- Total Square Feet: 2461 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.): 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 Styles**

- Classical House Plans
- French Traditional House Plans
- Traditional House Plans

## **Features**

- Covered Rear Porch
- Formal Dining Room
- Great Room
- Main Floor Master
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Split Bedroom Design
- Walk-in Closet