

## House Plan 497 Cottonwood Drive, Traditional House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-497-cottonwood-drive>
- Plan Number: NDG 497
- Total Living Space: 1543 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: N/A
- Garage: 2 Bay Yes
- Garage Type: Rear Load
- Carport: N/A
- Carport Type: N/A
- Stories: 1.5
- Width Ft.: 29
- Width In.: N/A
- Depth Ft.: 68
- Depth In.: 8

### Description

Round columns on a lovely covered porch enhance this old-fashioned plan. An expansive great room with fireplace and staircase separate the family quarters from a glorious Master Suite. A family oriented kitchen is centrally located and has a dining area, laundry room and grilling porch. The large master suite has a private bath with his and her walk-in closets separated by a whirlpool tub, separate shower and private toilet area. A full bath, two additional bedrooms both with dormer windows and built-in study desks are on the second level allowing family their own space.

### Additional details

- Total Living Space: 1543 Sq.Ft.
- Main Floor: 982 Sq.Ft
- Upper Floor (Sq.Ft.): 561 Sq.Ft.
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A

- Bonus Room (Sq.Ft.): N/A
- Porch (Sq.Ft.): 261 Sq.Ft.
- Garage (Sq.Ft.): 377 Sq.Ft.
- Total Square Feet: 2181 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: No
- Main Ceiling Height: 9
- Upper Ceiling Height: 8
- Lower Ceiling Height: N/A
- Roof Type: Shingle
- Main Roof Pitch: 10:12
- Porch Roof Pitch: 10:12
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 26
- Ridge Height (In.): 7
- 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**

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

## **Features**

- Covered Front Porch
- Covered Rear Porch
- Economic Structure
- Formal Dining Room
- Great Room
- Grilling Porch
- Main Floor Master
- Narrow Lot House Plans
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Rear Alley Load

- Split Bedroom Design
- Walk-in Closet