

## House Plan 652 Tyler Street, Traditional House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-652-tyler-street>
- Plan Number: NDG 652
- Total Living Space: 2239 Sq.Ft.
- Bedrooms: 4
- Full Baths: 2
- Half Baths: N/A
- Garage: 2 Bay Yes
- Garage Type: Front Load
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 63
- Width In.: N/A
- Depth Ft.: 55
- Depth In.: 8

### Description

This elegant Nelson Design Group design features 10-inch round columns inside and out. Four bedrooms including a luxurious master suite make this split bedroom perfect for a large family. A large breakfast room has a door to the rear-grilling porch for entertaining options galore! A handy snack bar provides extra counter space for the house chef as well as additional seating for family gatherings. A fourth bedroom can easily be converted into a quaint study by adding French doors in the foyer making this home the ultimate choice.

### Additional details

- Total Living Space: 2239 Sq.Ft.
- Main Floor: 2239 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.): 328 Sq.Ft.
- Garage (Sq.Ft.): 523 Sq.Ft.
- Total Square Feet: 3090 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: 9:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 24
- Ridge Height (In.): 10
- 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
- French Classic House Plans
- Traditional House Plans

## **Features**

- Covered Front Porch
- 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