

## House Plan 1413 Amber's Place, European House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-1413-ambers-place>
- Plan Number: NDG 1413
- Total Living Space: 2546 Sq.Ft.
- Bedrooms: 4
- Full Baths: 3
- Half Baths: N/A
- Garage: 2 Bay Yes
- Garage Type: Court Yard
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 57
- Width In.: N/A
- Depth Ft.: 83
- Depth In.: 7

### Description

## NDG 1413

A stunning addition to our European House Collection, Amber's Place pairs an arched front entry with elegant rooflines and shutters to create gorgeous curb appeal. Inside, the Foyer welcomes you to the adjacent Dining and Great Rooms. The Great Room features a vaulted ceiling and fireplace and opens to the Kitchen and Breakfast Room, where a large eat-at bar creates the perfect place to gather while waiting for meals. The Breakfast Room offers access to an optional screened Grilling Porch with a corner fireplace, as does the Master Suite, located on the left side of Amber's Place. The master bedroom lies below a 10-foot boxed ceiling and leads into the relaxing Master Bath, complete with a corner shower, whirlpool tub, and a large walk-in closet. A Guest Bedroom is located just down the hall, at the front of the house, as well as a full bathroom

with a private toilet/shower room. The additional bedrooms are on the opposite side and share a hall bath with dual vanities in between. Bedroom 2 is the larger of the two bedrooms, located at the front of the home, and enjoys a cozy bay window, which could easily serve as a reading nook, and a walk-in closet. Everyone will enjoy the Bonus Room over the 2-car courtyard garage, perfect for a home theater or a game room. How would you customize this amazing house plan?

## Customizing This House Plan

Make this house plan into your dream home!

We understand that when it comes to building a home you want it to be perfect for you. Our team of experience house plan specialists would love to be able to help you through the process of modifying this, or any of the other house plans found on our website, to better fit your needs.

Whether you know the exact changes you need made or just have some ideas that would like to discuss with our team send us an email at: [info@nelsondesigngroup.com](mailto:info@nelsondesigngroup.com) or give us a call at 870-931-5777 What to know a little more about the process of customizing one of our house plans?

Check out our [Modifications FAQ](#) page.

### Additional details

- Total Living Space: 2546 Sq.Ft.
- Main Floor: 2546 Sq.Ft
- Upper Floor (Sq.Ft.): N/A
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): 400 Sq.Ft.
- Porch (Sq.Ft.): 340 Sq.Ft.
- Garage (Sq.Ft.): 626 Sq.Ft.
- Total Square Feet: 3912 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: 12:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 28

- Ridge Height (In.): 6
- 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 Collections**

- European House Plans Collection

## **Plan Styles**

- European House Plans
- French Country House Plans
- Traditional House Plans

## **Features**

- Arched Entry
- Bonus Room Over Garage
- 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
- Screened Porch
- Split Bedroom Design
- Walk-in Closet