

## House Plan 489 Carriage Hill, Multi-Family House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-489-carriage-hill>
- Plan Number: NDG 489
- Total Living Space: 927 Sq.Ft.
- Bedrooms: 2
- Full Baths: 1
- Half Baths: N/A
- Garage: No
- Garage Type: N/A
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 37
- Width In.: N/A
- Depth Ft.: 56
- Depth In.: 10

### Description

This contemporary duplex plan will add class to any neighborhood. Brick columns and a hip roof enhance this two-bedroom plan complete with a large kitchen and small laundry closet. The great room is spacious and has a small sitting area by the front window. On the rear patio you'll be able to have a drink with friends and watch the sun set.

### Additional details

- Total Living Space: 927 Sq.Ft.
- Main Floor: 927 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.): 152 Sq.Ft.
- Garage (Sq.Ft.): N/A
- Total Square Feet: 1079 Sq.Ft.

- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: No
- Main Ceiling Height: 8
- Upper Ceiling Height: N/A
- Lower Ceiling Height: N/A
- Roof Type: Shingle
- Main Roof Pitch: 6:12
- Porch Roof Pitch: 6:12
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 18
- Ridge Height (In.): 1
- 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 Collections**

- Multi-Family House Plans

## **Plan Styles**

- Traditional House Plans

## **Features**

- Covered Front Porch
- Decks Patios Balconies
- Great Room
- Narrow Lot House Plans
- No Formal Dining