

## House Plan 5330 Cozy Meadow, Multi Family House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/House-Plan-5330-Cozy-Meadow-Multi-Family-House-Plan>
- Plan Number: MEN 5330
- Total Living Space: 1292 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: N/A
- Garage: 1 Bay
- Garage Type: Rear Load
- Carport: N/A
- Carport Type: N/A
- Stories: 1.5
- Width Ft.: 71
- Width In.: N/A
- Depth Ft.: 49
- Depth In.: 2

### Description

# MEN 5330

From award-winning designer Michael E. Nelson comes the newest addition to our Multi Family House Collection. If you are looking for your newest investment, Cozy Meadow may be perfect for you! This duplex not only offers tons of curb appeal, but it also employs an open floor, with the kitchen, great room, and dining room sharing one space. An L-shaped eat-at counter lies toward the center, and access to a shared grilling porch is also featured. A breezeway separating the two units also allows easy access from one unit to the other, making this duplex perfect for empty nest couples wanting to live close to each other, as well. To the left is the master suite, which shares a hallway with entry to the garage, as well as a public bathroom. Upstairs holds bedroom 2 and a public bathroom, and balcony overlooks the great room below from a cozy sleeping loft.

Entire duplex Main Level H/C SQ.FT is 2,584

Entire duplex Upper Level H/C SQ.FT is 830

Porch total SQ.FT is 902Garage total SQ.FT is 514

## 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:1292 Sq.Ft.
- Main Floor: 877 Sq.Ft
- Upper Floor (Sq.Ft.): 415 Sq.Ft.
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): N/A
- Porch (Sq.Ft.): 902 Sq.Ft.
- Garage (Sq.Ft.): 257 Sq.Ft.
- Total Square Feet: 2451 Sq.Ft.
- Customizable: Yes

- Wall Construction: 2x6
- Vaulted Ceiling Height: Yes
- Main Ceiling Height: 9
- Upper Ceiling Height: 8
- Lower Ceiling Height: N/A
- Roof Type: Metal
- Main Roof Pitch: 9:12
- Porch Roof Pitch: 5:12
- Roof Framing Description: stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 22
- Ridge Height (In.): 8
- Insulation Exterior: R19
- 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**

- Michael E. Nelson House Plans Collection
- Multi-Family House Plans
- Riverbend Cabin House Plans Collection

## **Plan Styles**

- Arts & Crafts House Plans
- Country Home House Plans
- Craftsman House Plans
- Mountain House Plans
- Rustic House Plans

## **Features**

- Covered Front Porch
- Covered Rear Porch
- Formal Dining Room
- Great Room

- Grilling Porch
- Loft
- Main Floor Master
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Split Bedroom Design