

## House Plan 170 Thomas Road, Farmhouse House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plans170-thomas-road>
- Plan Number: NDG 170
- Total Living Space: 1806 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: N/A
- Garage: 2 Bay Yes
- Garage Type: Front Load
- Carport: No
- Carport Type: N/A
- Stories: 1
- Width Ft.: 63
- Width In.: N/A
- Depth Ft.: 54
- Depth In.: 4

### Description

Charming dormers and a covered front porch define this traditional home. This split bedroom design offers seclusion while maintaining an open feeling throughout the remainder of the home. The rear grilling porch will be a favorite relaxing place on summer afternoons.

### Additional details

- Total Living Space: 1806 Sq.Ft.
- Main Floor: 1806 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.): 598 Sq.Ft.
- Garage (Sq.Ft.): 495 Sq.Ft.
- Total Square Feet: 2899 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: 8:12
- Porch Roof Pitch: 4:12
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 21
- Ridge Height (In.): 9
- 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
- Farmhouse House Plans
- Luxury House Plans
- Southern House Plans
- Traditional House Plans

## **Features**

- Covered Front Porch
- Covered Rear Porch
- Formal Dining Room
- Great Room
- Grilling Porch
- Main Floor Master
- Narrow Lot House Plans
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Split Bedroom Design
- Walk-in Closet