

## House Plan 1456 The Bercelos, European House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-1456-bercelos>
- Plan Number: NDG 1456
- Total Living Space: 8454 Sq.Ft.
- Bedrooms: 6
- Full Baths: 6
- Half Baths: 2
- Garage: 4 Bay Yes
- Garage Type: Angled Garage
- Carport: N/A
- Carport Type: N/A
- Stories: 2
- Width Ft.: 121
- Width In.: 5
- Depth Ft.: 155
- Depth In.: 5

### Description

## NDG 1456

A stunning addition to our European House Collection, The Bercelos is sure to wow, with a square footage of 8,454 and 6 bedrooms, 6 full bathrooms, and 2 half bathrooms. An abundance of space awaits you in this European style 4-car garage home. The brick exterior complimented by stone accents and large picture frame windows to create a heart-stopping curb appeal. The magnificent entry welcomes you with massive columns and a breathtaking arched window above the front door.

### Open Floor Design

Inside The Bercelos, a Grand Foyer features 2 circular staircases leading up to a balcony overlooking the Formal Living Room. The spacious Kitchen to the left sits directly across from the dining room, which features a butler's pantry, and offers a prep island with an extra sink, a walk-in

pantry, and a 6-person eat-at peninsula bar. The kitchen is also open to the breakfast room and family room. Each of these rooms features a curved wall of windows, and the family room enjoys a fireplace and access to the rear covered porch.

On the opposite side of The Berceles is a guest room complete with a private bath and walk-in closet. A huge theater room and game room share the same hall, and the game room is home to an additional staircase, as well as another access to the rear covered porch. Upstairs are bedrooms 2, 3, 4, and 5, each with their own private bath, and an optional laundry room will keep your laundry separate from the kids'.

## **Master Suite Living**

The Master Suite of The Berceles sits below a beautiful 11-foot boxed ceiling and offers a sitting area within a cozy alcove, as well as access to a private covered porch. In the Master Bath, you will find a surplus of amenities, including a whirlpool tub beside a bay window, a corner glass shower, two separate single sink vanities, and his and her walk-in closets.

## **Casual Entry**

Entering The Berceles from the 4-car garage, you will step into a kids' nook with another staircase to your left, allowing your kids to access their space upstairs without tracking any dirt stuck to them throughout the house. The laundry room is also conveniently located here, with ample counterspace, a sink, and a hanging rod for air drying your clothes.

## **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: 8454 Sq.Ft.
- Main Floor: 5990 Sq.Ft
- Upper Floor (Sq.Ft.): 2464 Sq.Ft.
- Lower Floor (Sq.Ft.): N/A
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): N/A
- Porch (Sq.Ft.): 967 Sq.Ft.
- Garage (Sq.Ft.): 1418 Sq.Ft.
- Total Square Feet: 10839 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x6
- Vaulted Ceiling Height: No
- Main Ceiling Height: 10
- Upper Ceiling Height: 10
- Lower Ceiling Height: N/A
- Roof Type: Shingle
- Main Roof Pitch: 8:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 36
- Ridge Height (In.): 4
- 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**

- Customizable Exteriors House Plans Collection
- European House Plans Collection

## **Plan Styles**

- European House Plans

- French Classic House Plans
- Luxury House Plans
- Mediterranean House Plans

## **Features**

- Butler's Pantry
- Covered Front Porch
- Covered Rear Porch
- Decks Patios Balconies
- Formal Dining Room
- Game Room
- Home Office/Study
- Home Theater
- In-Law Suite Private Guest
- Kitchen Island
- Main Floor Master
- Media Room
- Mudroom
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Outdoor Living Space
- Oversized Garage
- Peninsula/Eating Bar
- Saferoom
- Sitting Area
- Split Bedroom Design
- Vaulted High Cathedral Ceiling
- Walk-in Closet
- Walk-in-Pantry
- Workshop Garage