

## House Plan 5252 Austin Place, Contemporary Modern House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-5252-austin-place-contemporary-modern-house-plan>
- Plan Number: MEN 5252
- Total Living Space: 1131 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: N/A
- Garage: 1 Bay Yes
- Garage Type: Front Load
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 53
- Width In.: 8
- Depth Ft.: 41
- Depth In.: 4

### Description

## MEN 5252

From award-winning designer Michael E. Nelson comes a stunning addition to our Contemporary Modern House Collection. A cozy modern beauty, Austin Place highlights all the favorite features in the modern design. The stark, crisp exterior of the plan grabs your attention right away with its unique staggered roof line, while the combination of dark, black brick and a grey wood corner accent creates a stunning contrast! Large front windows frame the entrance and are complemented with smaller windows in a range of unique geometric shapes to accentuate the flow of the angled rooflines. Austin Place provides a comfortable 1,131 Sq.Ft of sloped ceilings and open floor plan. This home design gives you 3 bedrooms and 2 full baths. Austin Place minimizes

wasted space to prove style and functionality can work in tandem!

## **Open Floor Plan**

Upon stepping through the Austin Place front entrance, you are gracefully embraced by the open floor plan, which carries the sophisticated exterior design indoors. Sloped ceilings in the Great Room offer a fascinating modern style to compliment or contrast your home styling aesthetics, while front-facing windows in addition to tall windows on the left exterior wall allow you to savor the early morning beams or the last sunrays of the day. Flowing into the kitchen, an L-shaped counter and bar combo holds seating for up to 3 of your friends and family. The Kitchen overlooks the back patio with medium-sized windows for a view of your lovely backyard.

Following to the left of the Kitchen is the entry to the patio, pantry, and the garage. The generous pantry is great for storing dry and canned goods or cleaning supplies to save on cabinet space! The quaint patio is perfect for a nice grill or smoker and charming patio furniture to relax the evenings away. Garage access can be reached through this area, as well, where quick exits during your morning routine are made easy!

## **Bed and Bath Spaces**

An offshoot of the Great Room to the right of the Austin Place floor plan leads to Bedrooms 2 and 3. You first come to Bedroom 2 at the rear of the home. Just slightly smaller than the other, this room has a rear-facing window to greet the day. A healthy step-in closet allows for storage and clothing space. Directly across from bedroom 2 is the designated washer/dryer location. A washer within easy reach makes bedroom 2 a great space for older children capable of household responsibilities.

Continuing to the right of this contemporary modern floor plan, you arrive at the slightly larger Bedroom 3. An additional rear-facing window soaks up natural lighting to highlight the room, and a small step-in closet offers storage space while minimizing the opportunity to hoard and clutter. The far end of this very brief bedroom hallway is the first full bath, offering quick access to morning showers and nightly teeth-brushing! The full bath holds a vanity, toilet, and shower tub.

## **Modern Master Suite**

The Master Suite of Austin Place rests across from the entry to Bedroom 3. This front-facing room is luxuriously spacious. Expansive windows throw beautiful evening light throughout the Master Suite, and the sloped ceilings continue to further the contemporary modern exterior indoors. The en-suite bathroom holds a single-sink vanity, toilet, and shower/tub space. A moderate walk-in closet offers great wardrobe storage for all your favorite fineries!

## 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: 1131 Sq.Ft.
- Main Floor: 1131 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.): N/A
- Garage (Sq.Ft.): 280 Sq.Ft.
- Total Square Feet: 1411 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: Metal
- Main Roof Pitch: 2:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 15

- 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

## **Plan Collections**

- Affordable House Plans Collection
- Michael E. Nelson House Plans Collection

## **Plan Styles**

- Modern Contemporary House Plans

## **Features**

- Decks Patios Balconies
- Great Room
- Main Floor Master
- No Formal Dining
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Single Story
- Walk-in Closet
- Walk-in-Pantry