

## House Plan 5044 River's Edge, Tiny House Plan

### Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-5044-rivers-edge>
- Plan Number: MEN 5044
- Total Living Space: 970 Sq.Ft.
- Bedrooms: 3
- Full Baths: 1
- Half Baths: N/A
- Garage: No
- Garage Type: N/A
- Carport: N/A
- Carport Type: N/A
- Stories: 1
- Width Ft.: 24
- Width In.: N/A
- Depth Ft.: 56
- Depth In.: 6

### Description

Do you love spending time outdoors but still need that cozy place to rest your head at night before an early morning fishing trip up the river? This charming little house plan features a simple and efficient floor plan making it the perfect River's Edge getaway home. Each of the 3 bedrooms features a large closet and share a hall bath. The open floor plan of the living room, dining room and kitchen allows for the rooms to flow together making to most of the space. A laundry room in the back of the home with access the to the rear grilling porch provides the perfect mud room so you can ditch those dirty shoes before trekking through the home after a long day of fun.

### Additional details

- Total Living Space: 970 Sq.Ft.
- Main Floor: 970 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.): 207 Sq.Ft.
- Garage (Sq.Ft.): N/A
- Total Square Feet: 1177 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: Yes
- Main Ceiling Height: 9
- Upper Ceiling Height: N/A
- Lower Ceiling Height: N/A
- Roof Type: Shingle
- Main Roof Pitch: 7:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 16
- Ridge Height (In.): 10
- 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

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

## Plan Styles

- Country Home House Plans
- Rustic House Plans
- Traditional House Plans

## Features

- Covered Front Porch
- Covered Rear Porch
- Great Room

- Grilling Porch
- Narrow Lot House Plans
- No Formal Dining
- Open Floor Plan House Plans
- Screened Porch
- Single Story