

BROWNBRIAR - PLAN R1880A2F-0

Total Area:	1880 sq. ft.
Garage Area:	415 sq. ft.
Garage Area:	415 sq. ft.
Garage Size:	2
Stories:	1
Bedrooms:	3
Full Baths:	2
Width:	58'-0"
Depth:	63'-0"
Height:	23'-0"
Foundation:	Crawl Space

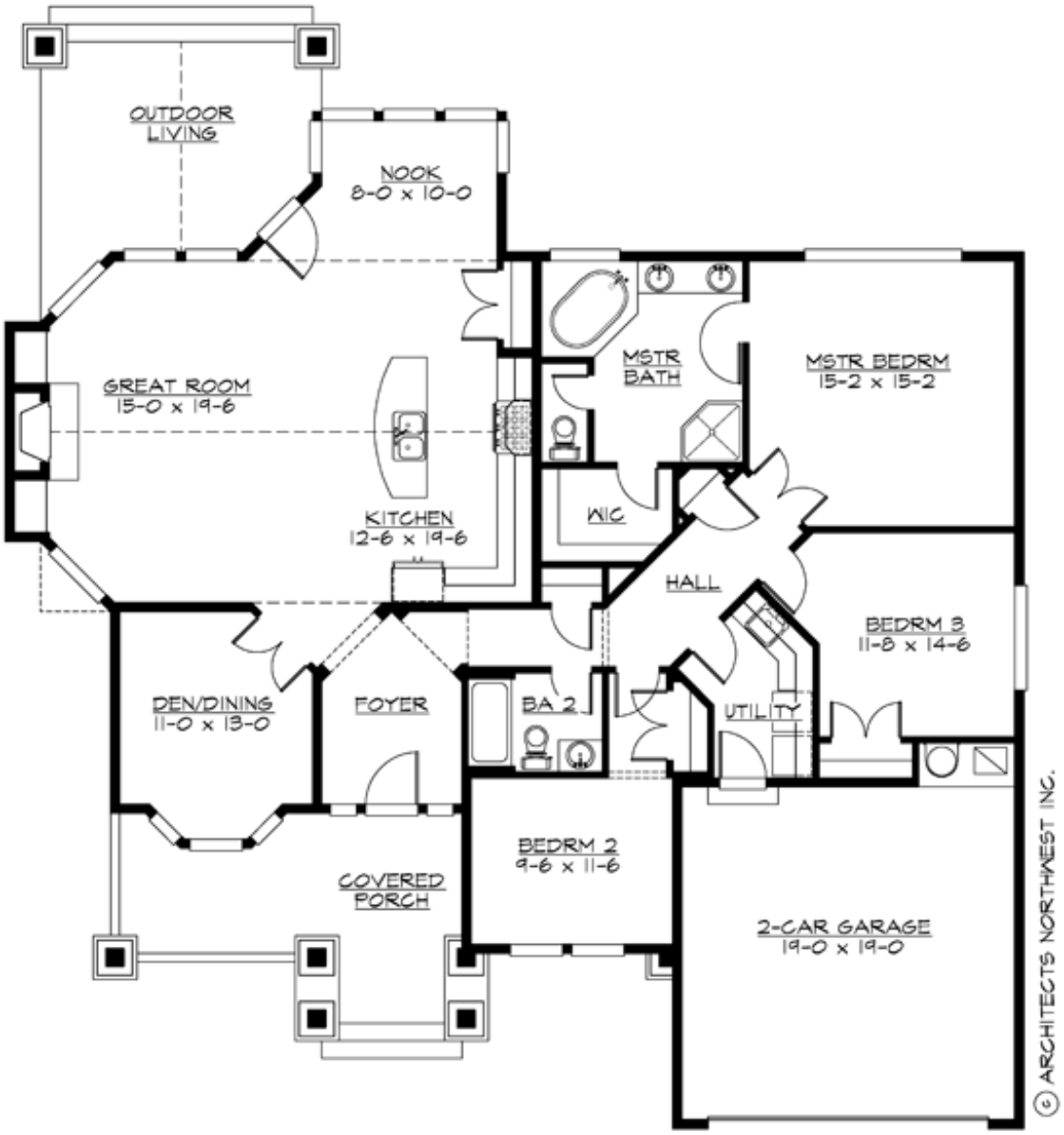


Arts-and-Crafts Beauty Sports Superior Floor Plan. A new design focused on modern living, the Brownbriar's wide-open, vaulted great room and kitchen combine with its multi-windowed nook and large, covered patio to create a dramatic and spacious indoor-outdoor family living area. A flexible den or formal dining room is located off the entry foyer, while the private bedroom wing features an oversize master suite with five-fixture bath and walk-in closet, two secondary bedrooms, a bathroom, and a large laundry room. The exterior is an elegant composition of contrasting trim, shingles, and horizontal siding, pleasantly accented by metal roofing, stone wainscots, tambour vents and eave brackets.

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MAIN FLOOR



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PLAN DETAILS

Area Summary

Total Area:	1880 sq. ft.
Main Floor:	1880 sq. ft.
Garage Floor:	415 sq. ft.

General Information

Stories:	1
Width:	58'-0"
Depth:	63'-0"
Height:	23'-0"

Architectural Style

Craftsman
Ranch
Shingle

Number of Rooms

Bedrooms:	3
Full Baths:	2

Garage

Garage Size:	2
Garage Door Location:	Front

Roof Pitches

Primary:	8:12
Secondary:	4:12

Wall Heights

Main:	9'-0"
Upper:	0'-0"
3rd Floor:	0'-0"
Lower:	0'-0"

Foundation Type

Crawl Space

Roof Framing

Trusses

Floor Load

Live (lbs):	40 PSF
Dead (lbs):	10 PSF

Roof Load

Live (lbs):	25 PSF
Dead (lbs):	15 PSF
Wind:	85 MPH

Design Features

- Best Selling Plan
- Den/Office
- Front and Rear Porch
- Great Room
- Green Plan
- Laundry Room @ Main Floor
- Master Bedroom @ Main Floor Rear
- Small Plan
- Wide Lot

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