

## STONEBRAKER - PLAN R2545A3F-0

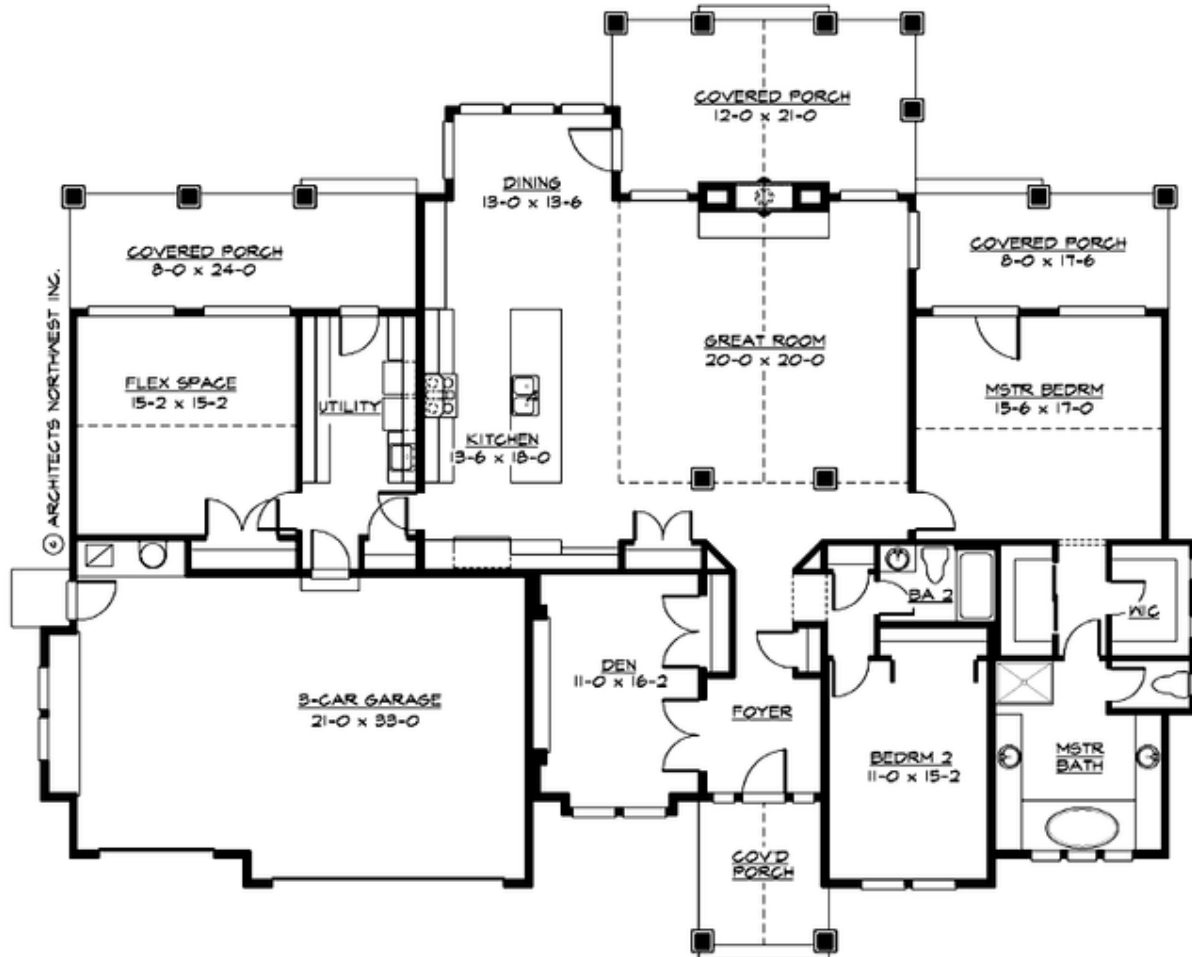
Total Area: 2545 sq. ft.  
Garage Area: 704 sq. ft.  
Garage Area: 704 sq. ft.  
Garage Size: 3  
Stories: 1  
Bedrooms: 2  
Full Baths: 2  
Width: 80'-0"  
Depth: 65'-0"  
Height: 20'-0"  
Foundation: Crawl Space



***Versatile Craftsman Connects the Outdoors.*** This outstanding Craftsman design delivers right from the front door, with a dramatic axis linking the entry, vaulted great room, and outdoor living porch with a see-through fireplace. The deluxe master suite with his-and-hers walk-in closets and five-fixture bathroom also includes a spacious private covered porch. A generous flex room with its own private, covered porch can be used as an office, guest room or media room, while the oversized 3-car garage and utility room provides space for hobbies, crafts and storage. The elegant exterior uses a palette of shingles, stone, siding and board-and-wide-batten-trimmed gables to create a serene Craftsman composition.

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### MAIN FLOOR



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### PLAN DETAILS

#### Area Summary

Total Area: 2545 sq. ft.  
Main Floor: 2545 sq. ft.  
Garage Floor: 704 sq. ft.

#### General Information

Stories: 1  
Width: 80'-0"  
Depth: 65'-0"  
Height: 20'-0"

#### Architectural Style

Craftsman  
Northwest  
Shingle

#### Number of Rooms

Bedrooms: 2  
Full Baths: 2

#### Garage

Garage Size: 3  
Garage Door Location: Front

#### Roof Pitches

Primary: 6:12

#### 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

- Bonus Space @ Main Floor
- Den/Office
- Great Room
- Laundry Room @ Main Floor
- Master Bedroom @ Main Floor Rear
- Rear Porch
- Small Plan
- Wide Lot