

FERNDALE - PLAN M2505A3RD-0

Total Area: 2505 sq. ft.
Garage Area: 704 sq. ft.
Garage Area: 704 sq. ft.
Garage Size: 3
Stories: 2
Bedrooms: 3
Full Baths: 2
Half Baths: 1
Width: 30'-0"
Depth: 68'-0"
Height: 25'-0"
Foundation: Crawl Space

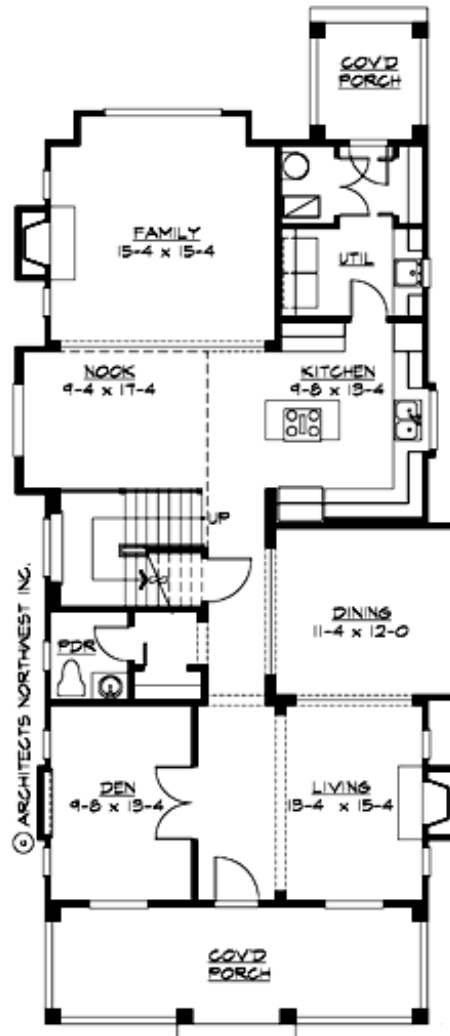


A timeless bungalow perfect for narrow city lots.

This appealing urban design combines a classic bungalow exterior with an interior highlighted by a dramatic 2-story nook and stair. Formal living and dining rooms and a work-at-home den greet the visitor on arrival from the broad front porch, with the large, open and informal living spaces privately set to the rear. A detached garage is reached through the laundry room and rear porch. A spacious master suite with a roof deck, two secondary bedrooms, a large compartmented bath, and a large bonus/media room round out the second floor.

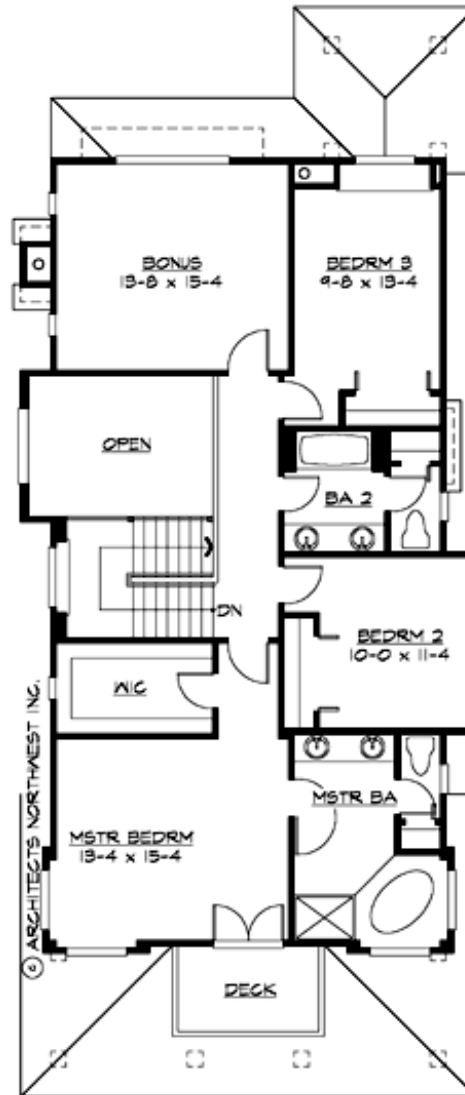
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MAIN FLOOR



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UPPER FLOOR





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PLAN DETAILS

Area Summary

Total Area: 2505 sq. ft.
Main Floor: 1360 sq. ft.
Upper Floor: 1145 sq. ft.
Garage Floor: 704 sq. ft.

General Information

Stories: 2
Width: 30'-0"
Depth: 68'-0"
Height: 25'-0"

Architectural Style

Craftsman
Farmhouse
Shingle

Number of Rooms

Bedrooms: 3
Full Baths: 2
Half Baths: 1

Garage

Garage Size: 3
Garage Door Location: Front
Garage Type: Detached

Roof Pitches

Primary: 6:12

Wall Heights

Main: 9'-0"
Upper: 8'-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
- Bonus Space @ Upper Floor
- Den/Office
- Front Porch
- Green Plan
- Laundry Room @ Main Floor
- Living & Family Room
- Master Bedroom @ Upper Floor Front
- Narrow Lot