ARCHITECTS NORTHWEST
Your Family Architect

WESTWATER - PLAN M4736A3RTU-0DB

|	
Total Area:	4736 sq. ft.
Garage Area:	836 sq. ft.
Garage Area:	836 sq. ft.
Garage Size:	3
Stories:	3
Bedrooms:	5
Full Baths:	6
Width:	44'-0"
Depth:	64'-0"
Height:	20'-6"
Foundation:	Daylight Basement

WESTWATER - PLAN M4736A3RTU-0DB

MAIN FLOOR

COV'D DECK
12-0 x 18-6

DN.

GREAT ROOM
21-0 x 21-6

NOOK
12-0 x 19-0

KITCHEN
10-0 x 19-0

PDR/
BA 6

DN.

PANTRY

BUTLERY

DEN
12-0 x 14-10

UP

FOYER
6-6 x 11-0

DINING
13-0 x 17-2

ENTRY
13-0 x 14-0
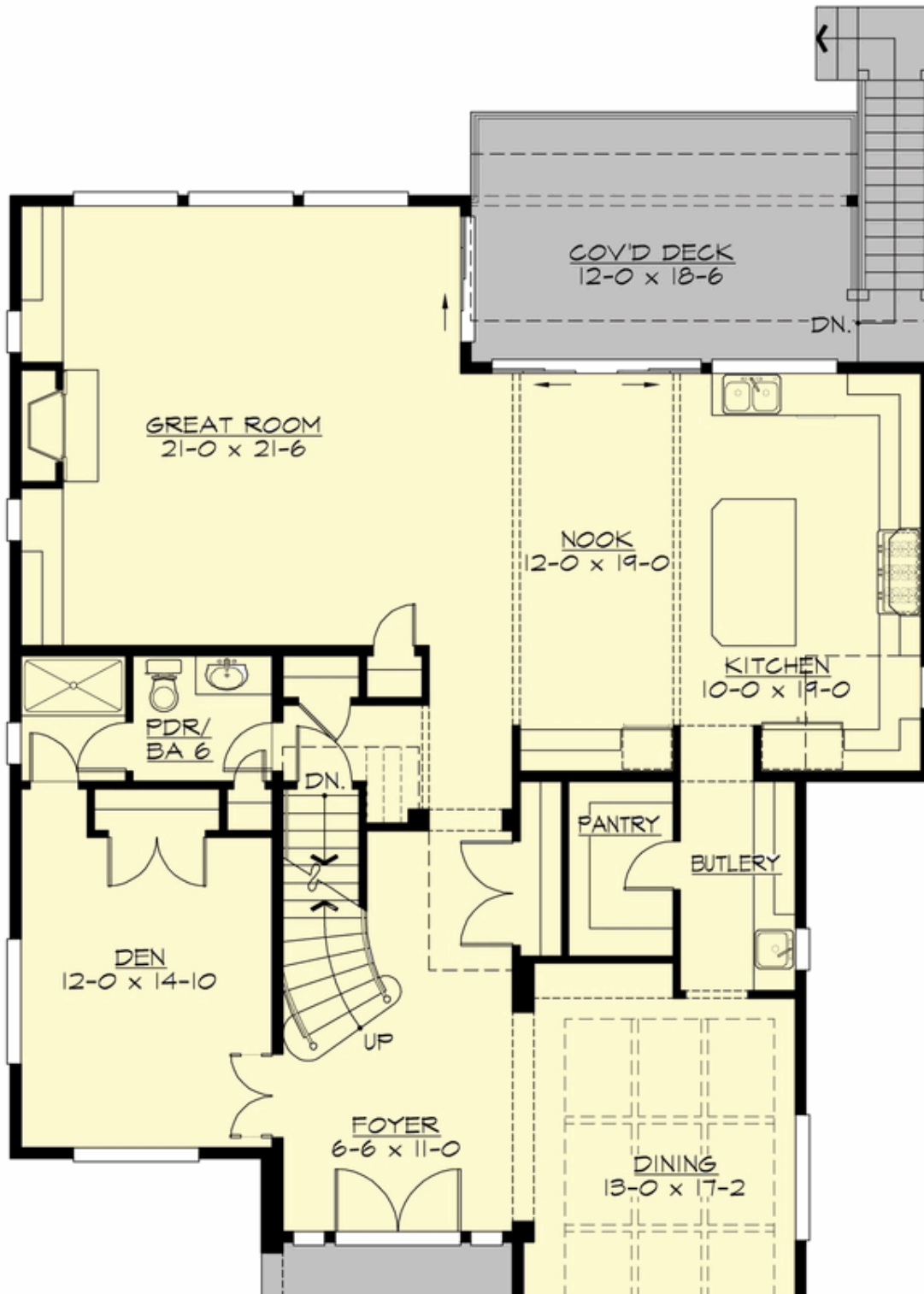
WESTWATER – PLAN M4736A3RTU-0DB

UPPER FLOOR

COV'D DECK
8-0 x 18-6

BEDRM 2
13-0 x 14-0

MSTR BATH

MSTR BEDRM
15-0 x 19-6

BA 2

L/ST.

HALL

WIC

BA 3

WIC

DN.

LAUNDRY

BEDRM 3
12-2 x 12-2

BA 4

OPEN TO FOYER

BEDRM 4
11-2 x 13-0

OPEN TO ENTRY
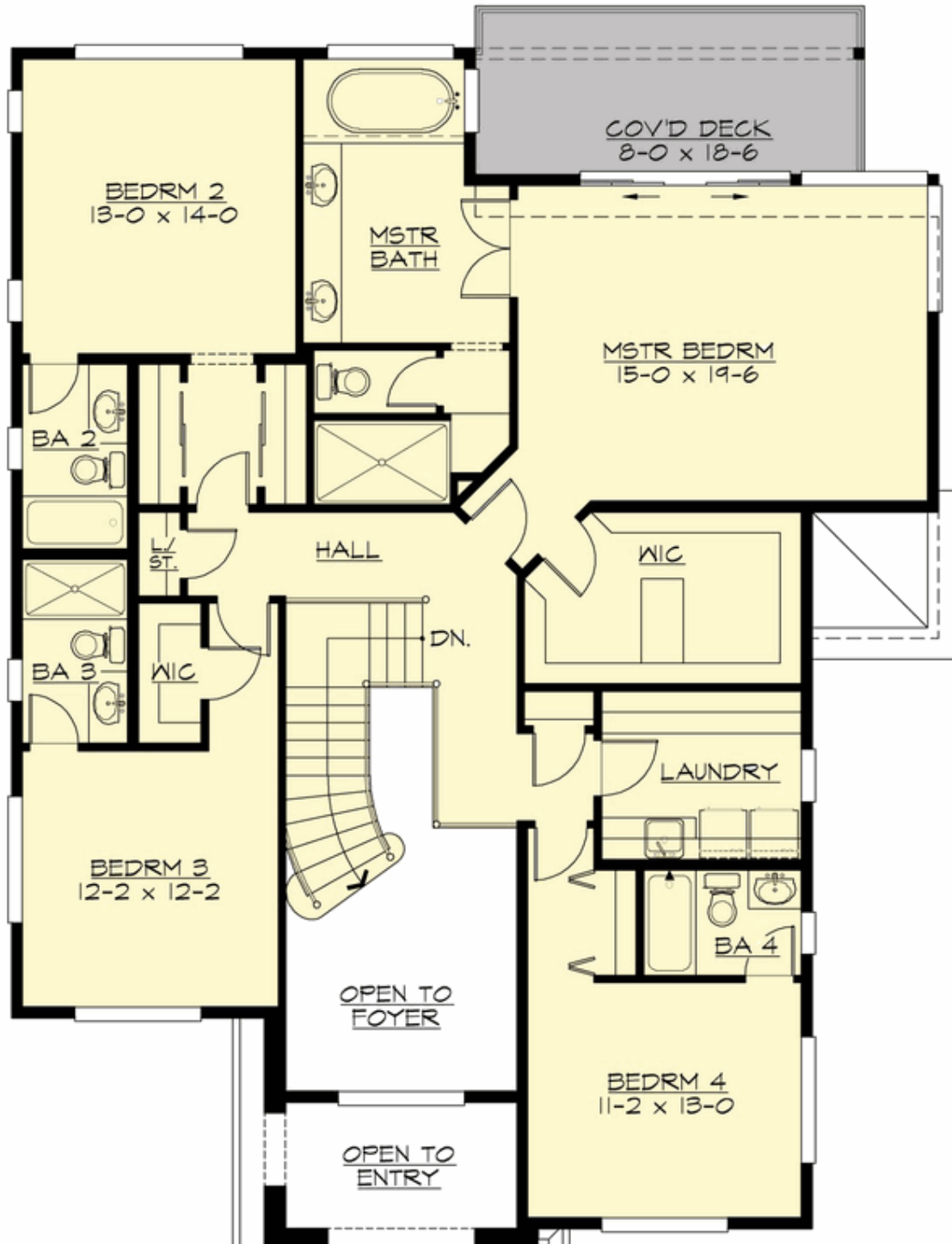
WESTWATER – PLAN M4736A3RTU-0DB

LOWER FLOOR

DRIVEWAY

UP

PATIO

3-CAR TANDEM GARAGE
21-0 x 23-6
+ 12-0 x 24-0

REC ROOM
18-4 x 18-4

STO.

STO.

MUD

BA 5

WIC

UP

WELL

WINE
6-6 x 11-0

BEDRM 5
12-6 x 16-10
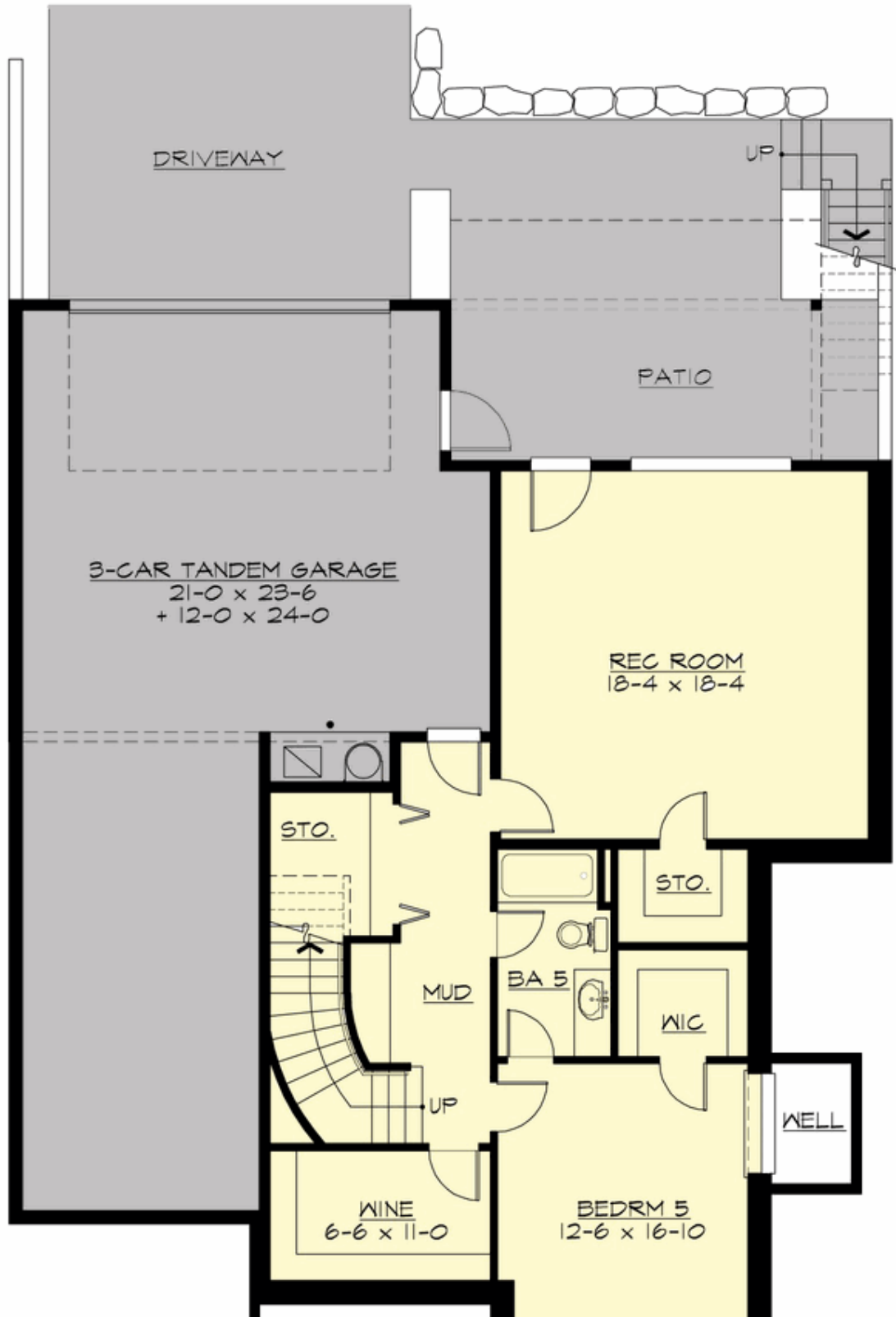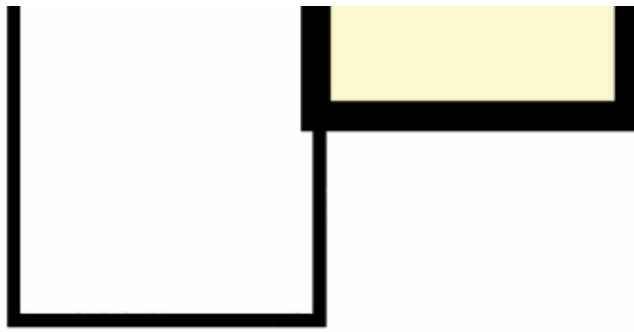
PLAN DETAILS

Area Summary

Total Area:	4736 sq. ft.
Main Floor:	1928 sq. ft.
Upper Floor:	1716 sq. ft.
Lower Floor:	1092 sq. ft.
Garage Floor:	836 sq. ft.

General Information

Stories:	3
Width:	44'-0"
Depth:	64'-0"
Height:	20'-6"

Architectural Style

Contemporary
Modern
Prarie

Number of Rooms

Bedrooms:	5
Full Baths:	6

Garage

Garage Size:	3
Garage Door Location:	Rear
Garage Type:	Tandem

Roof Pitches

Primary:	1:12

Wall Heights

Main:	9'-0"
Upper:	8'-0"
Lower:	10'-0"

Foundation Type

Daylight Basement

Roof Framing

Stick

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 @ Upper Floor & Lower Floor
- Den/Office
- Front and Rear Porch
- Great Room
- Laundry Room @ Upper Floor
- Master Bedroom @ Upper Floor Rear
- Narrow Lot
- View Lot - Rear