

## MAGELLAN COVE - PLAN M3980A3F-0

Total Area: 3975 sq. ft.  
Garage Area: 685 sq. ft.  
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Garage Size: 3  
Stories: 2  
Bedrooms: 5  
Full Baths: 4  
Half Baths: 1  
Width: 94'-6"  
Depth: 36'-6"  
Height: 23'-0"  
Foundation: Crawl Space



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### MAIN FLOOR



## MAGELLAN COVE - PLAN M3980A3F-0

### UPPER FLOOR



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### PLAN DETAILS

#### Area Summary

Total Area: 3975 sq. ft.  
Main Floor: 1800 sq. ft.  
Upper Floor: 2175 sq. ft.  
Garage Floor: 685 sq. ft.

#### General Information

Stories: 2  
Width: 94'-6"  
Depth: 36'-6"  
Height: 23'-0"

#### Architectural Style

Contemporary  
Modern  
Northwest

#### Number of Rooms

Bedrooms: 5  
Full Baths: 4  
Half Baths: 1

#### Garage

Garage Size: 3  
Garage Door Location: Front

#### Roof Pitches

Primary: 1:12

#### Wall Heights

Main: 11'-0"  
Upper: 9'-0"

#### Foundation Type

Crawl Space

#### Roof Framing

Combination

#### 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
- Den/Office
- Great Room
- Laundry Room @ Upper Floor
- Master Bedroom @ Upper Floor Rear
- Rear Porch
- View Lot - Front
- Wide Lot