



# House Plan 1213 The Summit, Rustic House Plan

## Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-1213-summit>
- Plan Number: NDG 1213
- Total Living Space: 5145 Sq.Ft.
- Bedrooms: 4
- Full Baths: 4
- Half Baths: 1
- Garage: 3 Bay Yes
- Garage Type: Front Load
- Carport: N/A
- Carport Type: N/A
- Stories: 2
- Width Ft.: 125
- Width In.: N/A
- Depth Ft.: 107
- Depth In.: 4

## Description

This work of art by Michael E. Nelson provides a spectacular view from the entire rear of this home – perfect for a mountain and lakeview. Rustic columns and cedar trusses are used on the front and rear porches adding the perfect natural element for any setting. Upon entry, the foyer leads into an open great room with vaulted ceiling allowing a magnificent rear view. A nearby kitchen and hearth/dining area open into a large screened porch creating a huge space for entertaining. The luxurious master suite and a secondary suite can also be found on the main level of this home. The lower floor includes an enormous game room as well as two more suites with private baths

## Additional details

- Total Living Space: 5145 Sq.Ft.
- Main Floor: 3460 Sq.Ft
- Upper Floor (Sq.Ft.): N/A
- Lower Floor (Sq.Ft.): 1685 Sq.Ft.

- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): N/A
- Porch (Sq.Ft.): 1970 Sq.Ft.
- Garage (Sq.Ft.): 1045 Sq.Ft.
- Total Square Feet: 8160 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: No
- Main Ceiling Height: 9
- Upper Ceiling Height: N/A
- Lower Ceiling Height: 9
- Roof Type: Shingle
- Main Roof Pitch: 8:12
- Porch Roof Pitch: N/A
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 28
- Ridge Height (In.): 9
- Insulation Exterior: R13
- Insulation Floor Minimum: R19
- Insulation Ceiling Minimum: R30
- Lower Bonus Space (Sq.Ft.): N/A

## **Foundation Options**

- Daylight/Walkout Basement

## **Plan Collections**

- Rustic Ridge House Plans Collection

## **Plan Styles**

- Luxury House Plans
- Mountain House Plans
- Rustic House Plans

## **Features**

- Arched Entry
- Bonus/Game and Media Room
- Covered Front Porch
- Covered Rear Porch
- Decks Patios Balconies

- Game Room
- Great Room
- Grilling Porch
- Kitchen Island
- Main Floor Master
- Mudroom
- No Formal Dining
- Open Floor Plan House Plans
- Outdoor Living Space
- Oversized Garage
- Peninsula/Eating Bar
- Screened Porch
- Sitting Area
- Split Bedroom Design
- Two Story
- Vaulted High Cathedral Ceiling
- Walk-in Closet
- Walk-in-Pantry
- Wrap-Around Porch