



# House Plan 5056 Appalachian Retreat, Modern House Plan

## Property Details

- Property URL: <https://nelsondesigngroup.com/content/house-plan-5056-appalachian-retreat>
- Plan Number: MEN 5056
- Total Living Space: 3719 Sq.Ft.
- Bedrooms: 3
- Full Baths: 2
- Half Baths: 1
- Garage: 2 Bay Yes
- Garage Type: Angled Garage
- Carport: N/A
- Carport Type: N/A
- Stories: 2
- Width Ft.: 106
- Width In.: 7
- Depth Ft.: 52
- Depth In.: 7

## Description

This contemporary mountain home is sure to please with its abundance of windows to make the most of your beautiful views. From the large great room with a pass thru fireplace shared with the breakfast nook to the stunning vaulted ceilings in the great room and dining room this home spared no luxury. The Master Suite is privately tucked away in the right side of the home with a large bath and office conveniently located just down the hall while 2 more bedrooms, a jack and jill bath, game room, and safe room are located in the walk out basement. The master piece of this home is the outdoor living space. With a 10' deck, screened porch and grilling porch upstairs all mirror below with a beautiful patio you will have no shortage of space to enjoy stunning fall sunsets with family and friends gathered together.

**\*\*The unfinished basement sq. ft is 773\*\***

## **Additional details**

- Total Living Space: 3719 Sq.Ft.
- Main Floor: 2381 Sq.Ft
- Upper Floor (Sq.Ft.): N/A
- Lower Floor (Sq.Ft.): 1338 Sq.Ft.
- Basement (Sq.Ft.): N/A
- Bonus Room (Sq.Ft.): N/A
- Porch (Sq.Ft.): 775 Sq.Ft.
- Garage (Sq.Ft.): 1021 Sq.Ft.
- Total Square Feet: 6288 Sq.Ft.
- Customizable: Yes
- Wall Construction: 2x4
- Vaulted Ceiling Height: Yes
- Main Ceiling Height: 9
- Upper Ceiling Height: N/A
- Lower Ceiling Height: 9
- Roof Type: Shingle
- Main Roof Pitch: 4:12
- Porch Roof Pitch: 4:12
- Roof Framing Description: Stick
- Designed Roof Load: 45lbs
- Ridge Height (Ft.): 23
- Ridge Height (In.): 6
- 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**

- Customizable Exteriors House Plans Collection
- Michael E. Nelson House Plans Collection

## **Plan Styles**

- Contemporary Modern House Plans
- Luxury House Plans
- Mountain House Plans
- Rustic House Plans

## **Features**

- Covered Front Porch
- Decks Patios Balconies
- Formal Dining Room
- Game Room
- Great Room
- Home Office/Study
- Jack & Jill Bathroom
- Kitchen Island
- Main Floor Master
- Mudroom
- Nook/Breakfast Area
- Open Floor Plan House Plans
- Peninsula/Eating Bar
- Saferoom
- Screened Porch
- Split Bedroom Design
- Two Story
- Walk-in Closet