



COLUMBIA VALLEY - PLAN M2805A3FT-2

Total Area: 3035 sq. ft.
Garage Area: 600 sq. ft.
Garage Area: 600 sq. ft.
Garage Size: 3
Stories: 2
Bedrooms: 3
Full Baths: 2
Half Baths: 1
Width: 50'-0"
Depth: 62'-0"
Height: 27'-6"
Foundation: Crawl Space

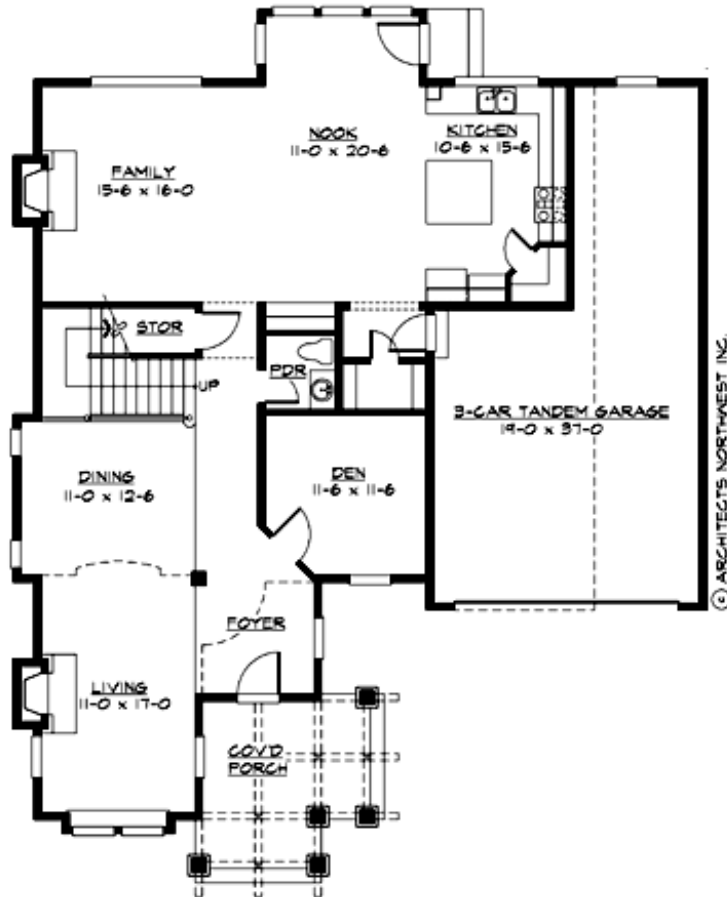


Rustic Entry Tower Anchors Bold Craftsman Design.

The Columbia Valley's unique entry tower is a landmark element that sets this home apart from the ordinary. A two-story volume dining room, open stairwell and dramatic Juliet balcony overlook combine to create spectacular interior spaces filled with daylight. The main floor includes dramatic formal rooms, a large informal family living areas and a work-at-home den, while the upstairs features a private master suite with his-and-hers walk-in closets, three secondary bedrooms, a compartmented bath and a convenient laundry.

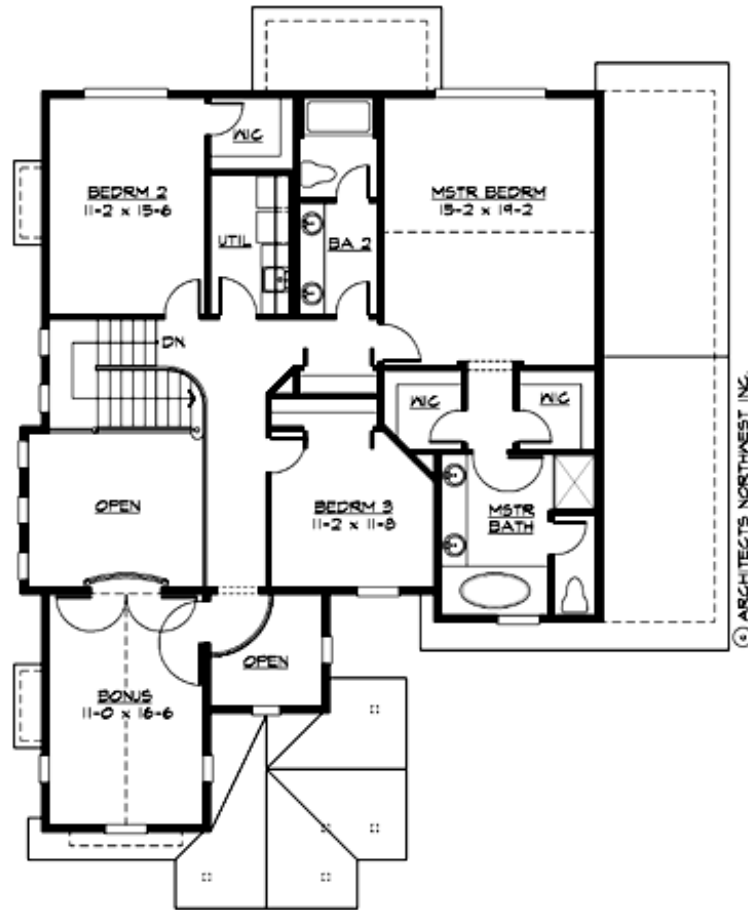
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MAIN FLOOR



COLUMBIA VALLEY - PLAN M2805A3FT-2

UPPER FLOOR





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PLAN DETAILS

Area Summary

Total Area: 3035 sq. ft.
Main Floor: 1553 sq. ft.
Upper Floor: 1482 sq. ft.
Garage Floor: 600 sq. ft.

General Information

Stories: 2
Width: 50'-0"
Depth: 62'-0"
Height: 27'-6"

Architectural Style

Craftsman
Lodge
Shingle

Number of Rooms

Bedrooms: 3
Full Baths: 2
Half Baths: 1

Garage

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

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

- Bonus Space @ Upper Floor
- Den/Office
- Front Porch
- Laundry Room @ Upper Floor
- Living & Family Room
- Master Bedroom @ Upper Floor Rear
- Narrow Lot
- Small Plan