



## BAINBRIDGE FALLS - PLAN M4295A2S1F-0

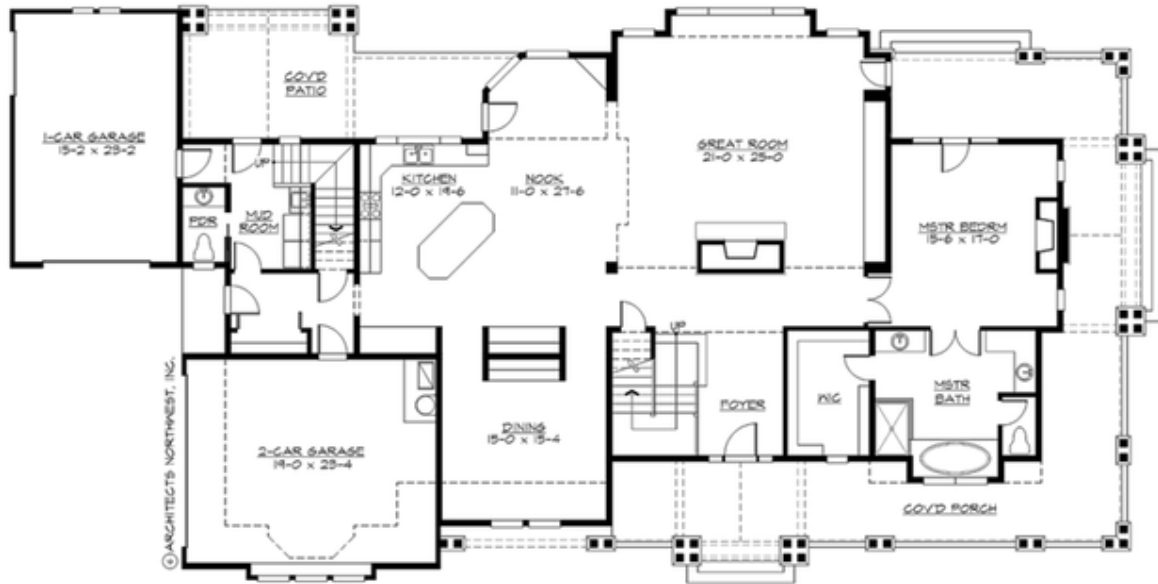
Total Area: 4629 sq. ft.  
Garage Area: 843 sq. ft.  
Garage Area: 843 sq. ft.  
Garage Size: 3  
Stories: 2  
Bedrooms: 5  
Full Baths: 3  
Half Baths: 1  
Width: 105'-0"  
Depth: 52'-0"  
Height: 30'-6"  
Foundation: Crawl Space





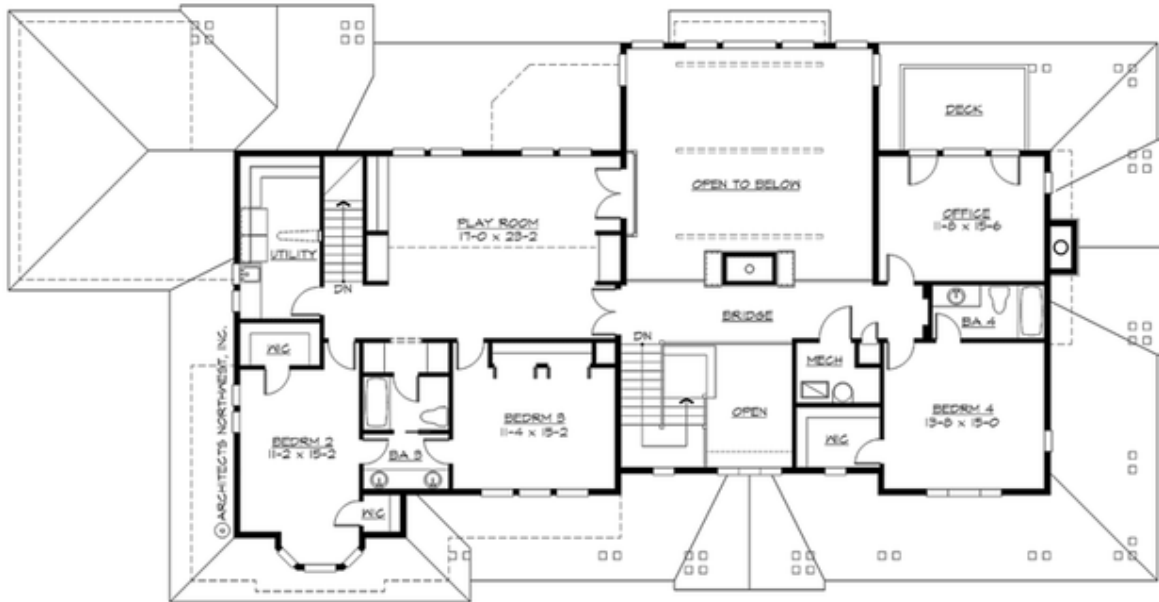
## BAINBRIDGE FALLS - PLAN M4295A2S1F-0

### MAIN FLOOR



## BAINBRIDGE FALLS - PLAN M4295A2S1F-0

### UPPER FLOOR





## BAINBRIDGE FALLS - PLAN M4295A2S1F-0

### PLAN DETAILS

#### Area Summary

Total Area: 4629 sq. ft.  
Main Floor: 2673 sq. ft.  
Upper Floor: 1956 sq. ft.  
Garage Floor: 843 sq. ft.

#### General Information

Stories: 2  
Width: 105'-0"  
Depth: 52'-0"  
Height: 30'-6"

#### Architectural Style

Farmhouse  
Lodge  
Shingle

#### Number of Rooms

Bedrooms: 5  
Full Baths: 3  
Half Baths: 1

#### Garage

Garage Size: 3  
Garage Door Location: Side

#### Roof Pitches

Primary: 8:12  
Secondary: 4:12

#### Wall Heights

Main: 9'-0"  
Upper: 8'-0"  
3rd Floor: 0'-0"  
Lower: 0'-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 @ Main & Upper Floor
- Master Bedroom @ Main Floor Rear
- Wrap-Around Porch