

ADVANCED

HOUSE PLANS



30685 - Colebrook Data Sheet

1478
SQ FT

3
BEDS

3
BATHS

2
BAYS

47' 0"
WIDE

37' 0"
DEEP

Construction Specs

Layout

Bedrooms	3
Bathrooms	3
Garage Bays	2

Square Footage

Main Level	755 Sq. Ft.
Second Level	723 Sq. Ft.
Covered Area	98 Sq. Ft.
Garage	557 Sq. Ft.
Total Finished Area	1478 Sq. Ft.

Exterior Dimensions

Width	47' 0"
Depth	37' 0"
Ridge Height <i>Calculated from main floor line</i>	27' 3"

Default Construction Stats

Stats are unique to the individual plan.

Foundation Type	Slab
-----------------	------

Exterior Wall Construction	2x4
Roof Pitches	Primary 6/12, Secondary 10/12, 4/12
Main Wall Height	9'
Second Wall Height	8'

Plan Description

This beautiful two-story residence blends traditional charm with modern functionality—featuring a welcoming covered front porch accented by warm wood detailing and a spacious two-car garage. Step inside to discover a flowing first-floor layout where the living room seamlessly connects to the dining area and kitchen—perfect for both quiet evenings and lively gatherings. Upstairs, you'll find three comfortable bedrooms, including a spacious master suite complete with a private bathroom and an expansive walk-in closet. A conveniently located laundry room on the second floor adds thoughtful ease to daily living.