

## KOKANEE - R3474A2S-0DB

Total Area: **3657 Sq. Ft.**  
Garage Area: **564 Sq. Ft.**  
Garage Size: **2**  
Stories: **2**  
Bedrooms : **4**  
Full Baths : **4**  
Half Baths :  
Width : **54`-0"**  
Depth : **87`-8"**  
Height : **21`-0"**  
Foundation : **Basement**



# KOKANEE - R3474A2S-0DB

## MAIN FLOOR



# KOKANEE - R3474A2S-0DB

## LOWER FLOOR



# KOKANEE - R3474A2S-0DB

## PLAN DETAILS

### Area Summary

Total Area: **3657 Sq. Ft.**  
Main Floor: **2043 Sq. Ft.**  
Lower Floor: **1614 Sq. Ft.**  
Garage Floor: **564 Sq. Ft.**

### Wall Heights

Main: **9-0"**  
Lower: **9-0"**

### General Information

Stories: **2**  
Width: **54`-0"**  
Depth: **87`-8"**  
Height: **21`-0"**

### Foundation Type

Daylight Basement

### Architectural Style

Lodge  
Mountain  
Shingle

### Roof Framing

Combination

### Floor Load

Live (lbs): **40 PSF**  
Dead (lbs): **10 PSF**

### Roof Load

Live (lbs): **140 PSF**  
Dead (lbs): **15 PSF**  
Wind: **85 MPH**

### Number of Rooms

Bedrooms: **4**  
Full Baths: **4**

### Design Features

### Garage

Garage Size: **2**  
Garage Door Location: **Side**

- Best Selling Plans
- Suncadia Collection
- Bonus Space @ & Lower Floor
- Front and Rear Porch
- Great Room
- Laundry Room @ Main Floor
- Master Bedroom @ Main Floor Rear
- Lodge House Plans
- Mountain House Plans
- Shingle House Plans
- Vacation House Plans
- View Lot (Rear) Plans

### Roof Pitches

Primary: **10:12**  
Secondary: **8:12**