

## ROXBURY - M1871A2F-0

Total Area: **1871 Sq. Ft.**

Garage Area: **400 Sq. Ft.**

Garage Size: **2**

Stories: **2**

Bedrooms : **3**

Full Baths : **2**

Half Baths : **1**

Width : **35`-0"**

Depth : **50`-0"**

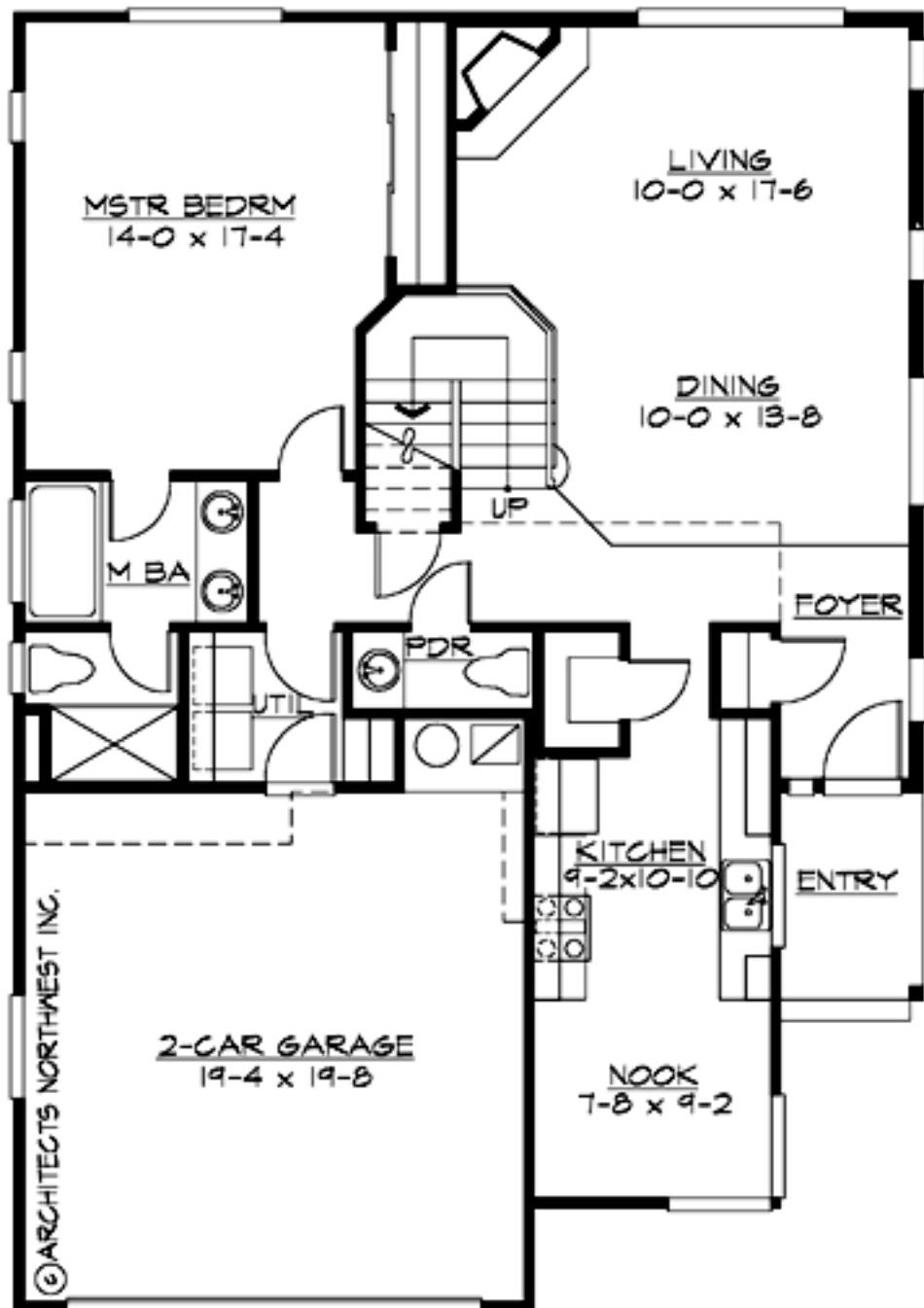
Height : **23`-6"**

Foundation : **Crawl Space**



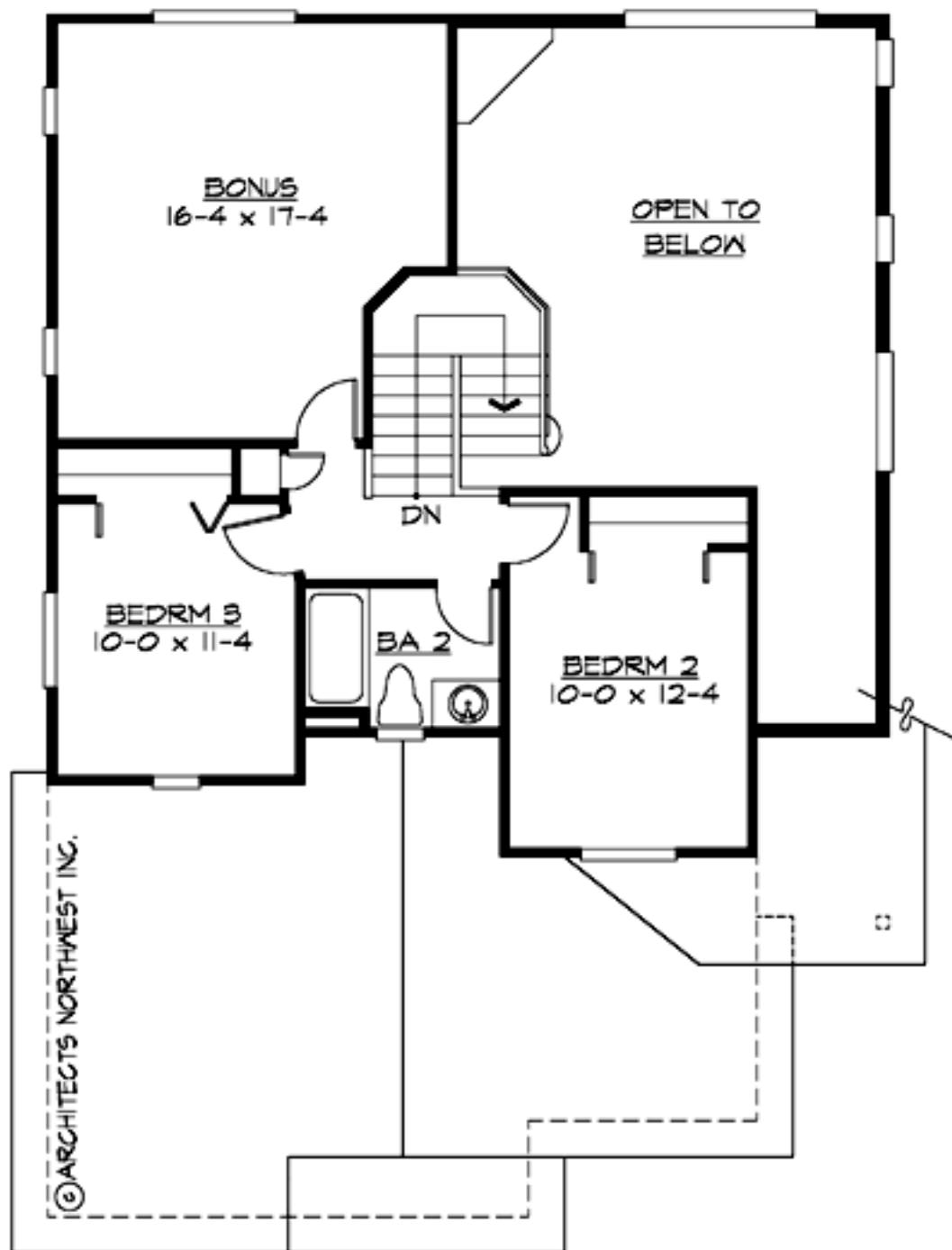
# ROXBURY - M1871A2F-0

## MAIN FLOOR



# ROXBURY - M1871A2F-0

## UPPER FLOOR



# ROXBURY - M1871A2F-0

## PLAN DETAILS

### Area Summary

Total Area: **1871 Sq. Ft.**  
Main Floor: **1188 Sq. Ft.**  
Upper Floor: **683 Sq. Ft.**  
Garage Floor: **400 Sq. Ft.**

### Wall Heights

Main: **8-0"**  
Upper: **8-0"**

### General Information

Stories: **2**  
Width: **35`-0"**  
Depth: **50`-0"**  
Height: **23`-6"**

### Foundation Type

Crawl Space

### Architectural Style

Craftsman  
Farmhouse  
Northwest

### 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**

### Number of Rooms

Bedrooms: **3**  
Full Baths: **2**  
Half Baths: **1**

### Design Features

- Bonus Space @ & Upper Floor
- Great Room
- Laundry Room @ Main Floor
- Master Bedroom @ Main Floor Rear
- Craftsman House Plans
- Farmhouse Home Plans
- Northwest Floor Plans
- Narrow Lot House Plans
- Small House Plans

### Garage

Garage Size: **2**

Garage Door Location: **Front**

### Roof Pitches

Primary: **5:12**  
Secondary: **4:12**