

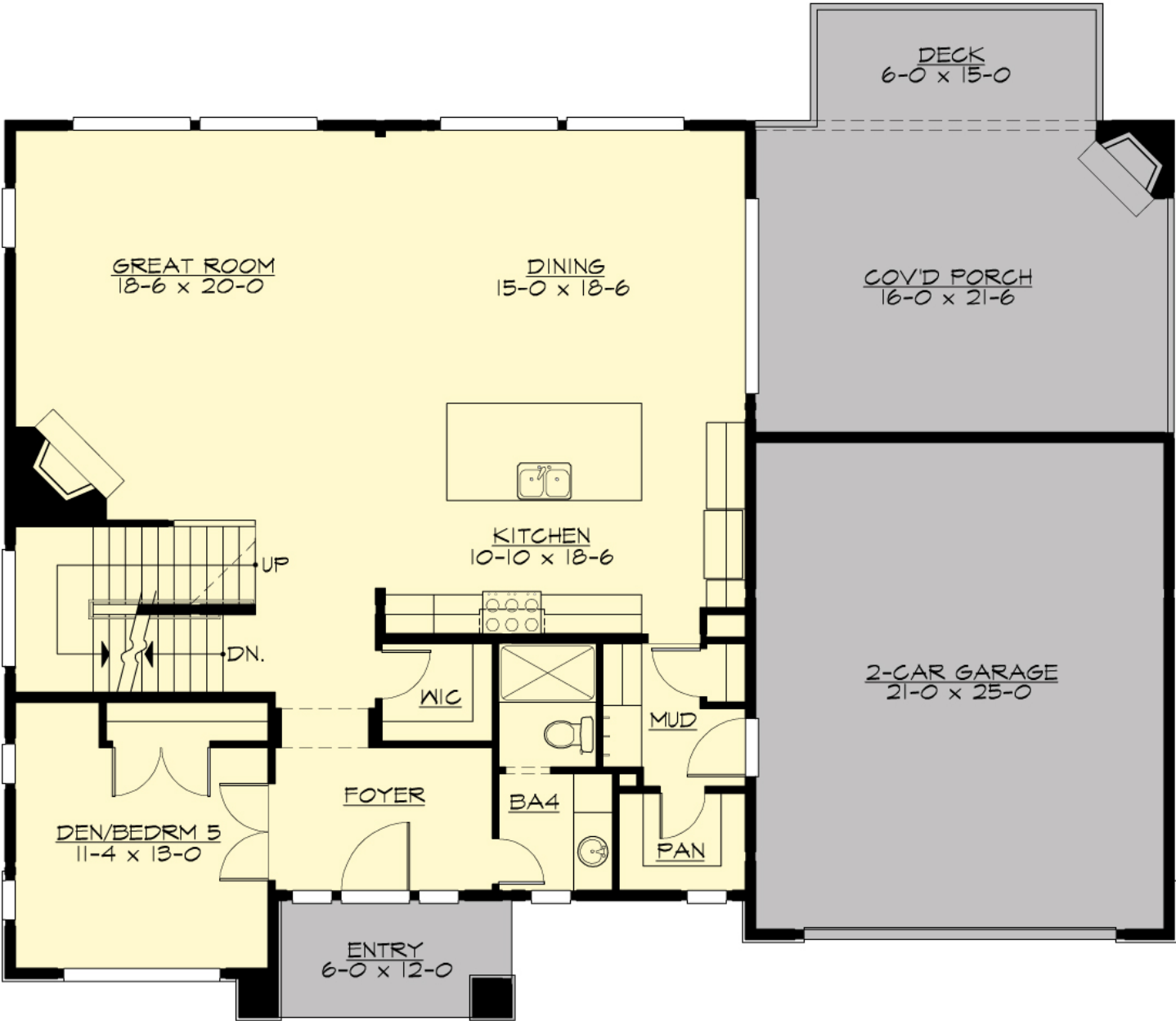
## **WAGNER CREEK - M3869A2F-0DB**

Total Area: **5451 Sq. Ft.**  
Garage Area: **603 Sq. Ft.**  
Garage Size: **2**  
Stories: **3**  
Bedrooms : **4**  
Full Baths : **4**  
Half Baths :  
Width : **60`-0"**  
Depth : **52`-0"**  
Height : **27`-8"**  
Foundation : **Basement**



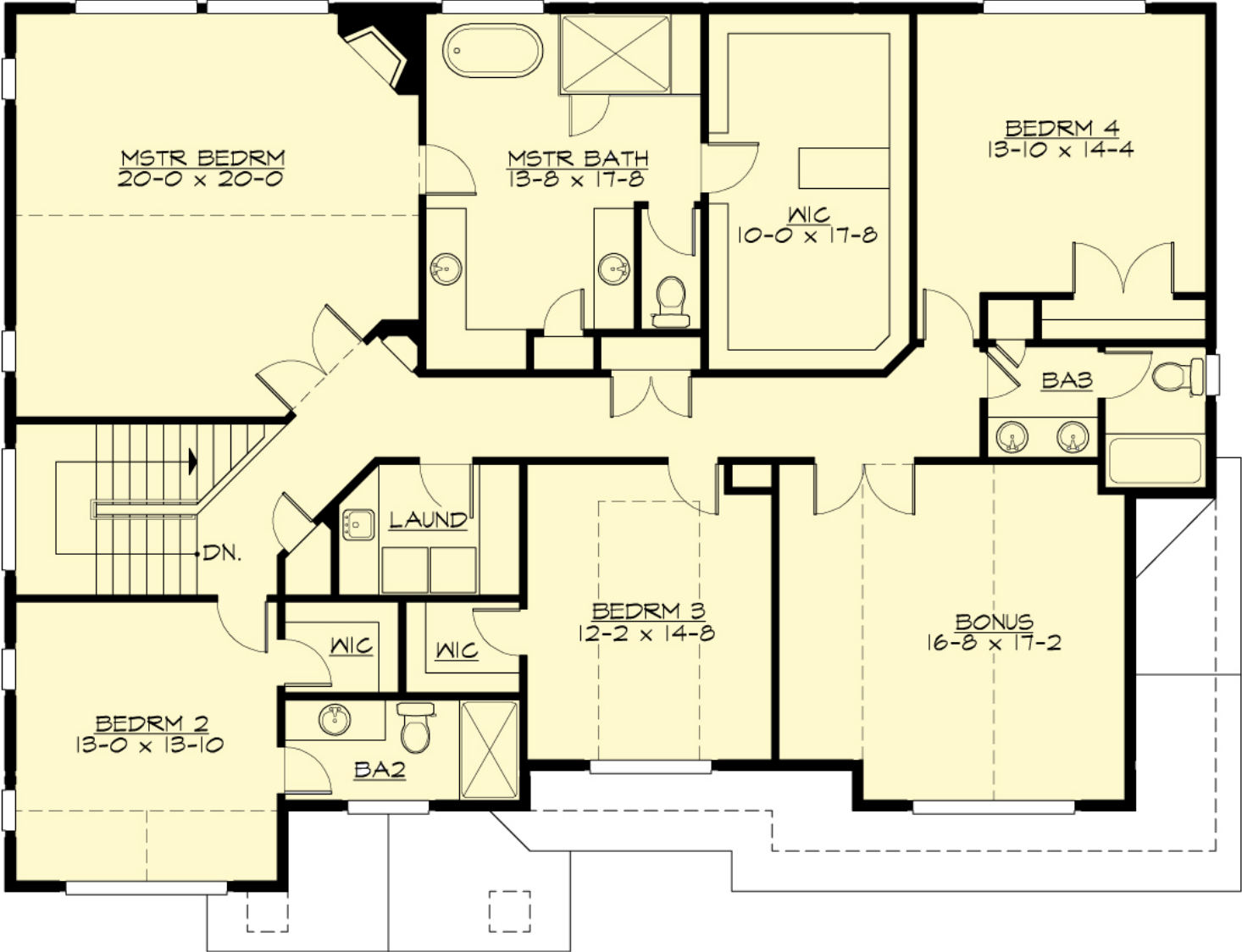
# WAGNER CREEK - M3869A2F-0DB

## MAIN FLOOR



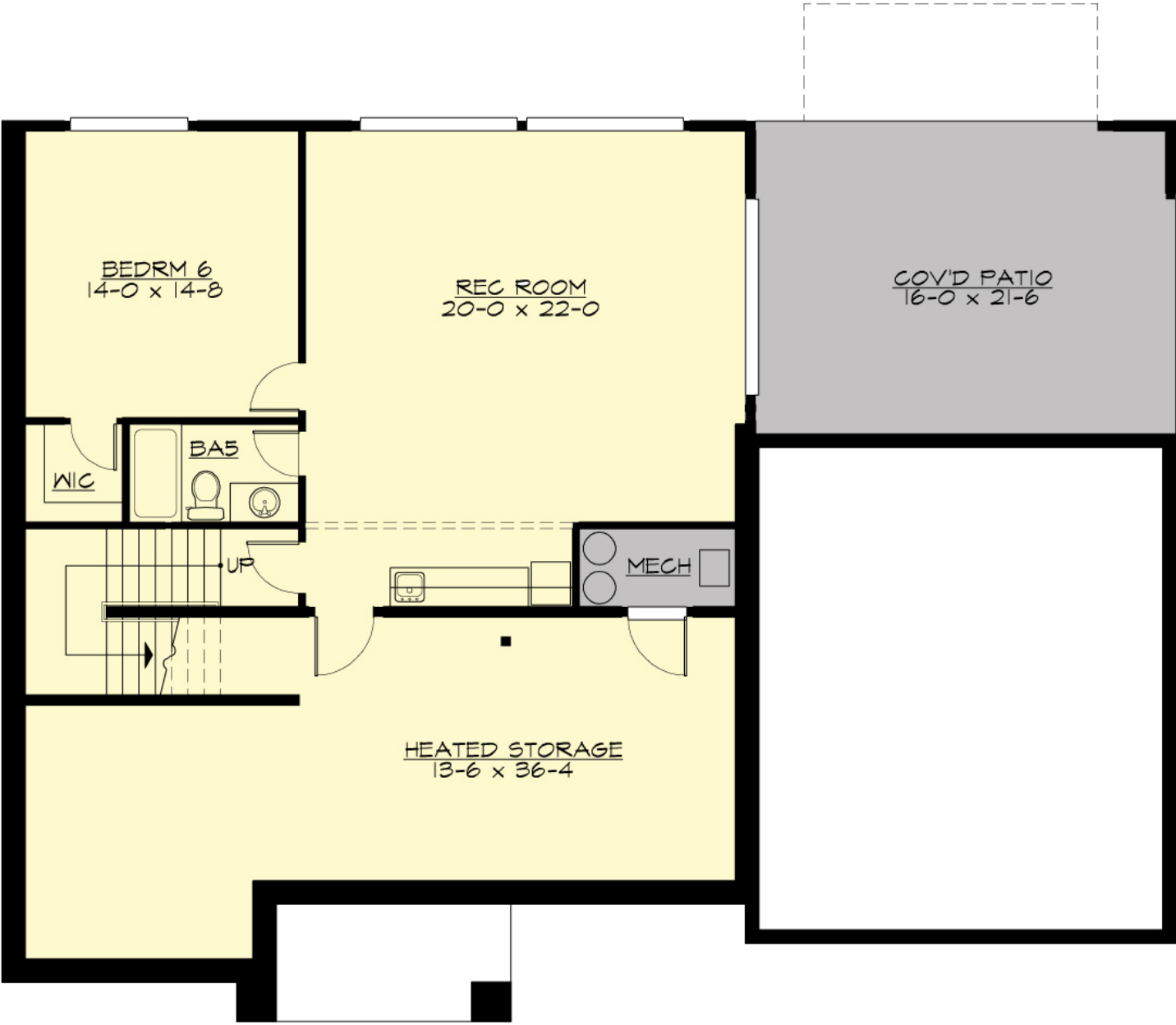
# WAGNER CREEK - M3869A2F-0DB

## UPPER FLOOR



# WAGNER CREEK - M3869A2F-0DB

## LOWER FLOOR



# WAGNER CREEK - M3869A2F-0DB

## PLAN DETAILS

### Area Summary

Total Area:	<b>5451 Sq. Ft.</b>
Main Floor:	<b>1596 Sq. Ft.</b>
Upper Floor:	<b>2273 Sq. Ft.</b>
Lower Floor:	<b>1582 Sq. Ft.</b>
Garage Floor:	<b>603 Sq. Ft.</b>

### General Information

Stories:	<b>3</b>
Width:	<b>60`-0"</b>
Depth:	<b>52`-0"</b>
Height:	<b>27`-8"</b>

### Architectural Style

Craftsman  
Farmhouse  
Modern

### Number of Rooms

Bedrooms:	<b>4</b>
Full Baths:	<b>4</b>

### Garage

Garage Size:	<b>2</b>
Garage Door Location:	<b>Front</b>

### Roof Pitches

Primary:	<b>6:12</b>
Secondary:	<b>5:12</b>

### Wall Heights

Main:	<b>10-0"</b>
Upper:	<b>9-0"</b>
Lower:	<b>9-0"</b>

### Foundation Type

Daylight Basement

### Roof Framing

Trusses

### Floor Load

Live (lbs):	<b>40 PSF</b>
Dead (lbs):	<b>10 PSF</b>

### Roof Load

Live (lbs):	<b>25 PSF</b>
Dead (lbs):	<b>15 PSF</b>
Wind:	<b>85 MPH</b>

### Design Features

- Bonus Space @ & Upper Floor
- Den/Office
- Front and Rear Porch
- Great Room
- Laundry Room @ & Upper Floor
- Master Bedroom @ Upper Floor Rear
- Wide Lot House Plans
- Craftsman House Plans
- Farmhouse Home Plans
- Modern Home Plans
- View Lot (Rear) Plans
- Wide Lot House Plans