

E-Designs Plans Inc.

A western Canadian company from Alberta that designs and ships home plans all across Canada, the US, and Overseas.

For more information about this plan contact the designer at: info@edesignsplans.ca.

Plan #: 2011592 Front Elevation

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[Call Us 1-855-675-1800](tel:1-855-675-1800)



Rear Elevation



Modified Bi-Level with Walkout Basement

1611 Sq. Ft. Total Living Area

Width:	54'-8" (plus deck)
Depth:	55'-0"
Bedrooms:	5
Bathrooms:	3
Main Floor Laundry:	Yes
Walk-in Pantry:	Yes
Office/Den:	No

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Exterior Walls:	2x6 x 8 Ft. (Main Floor)
Foundation:	5' 2x6 Pony Wall on 4' Concrete (Other Foundations Available)
Special Ceilings:	Vaulted
Fireplace:	No
Deck(s):	Side
Veranda:	No
Attached Garage:	Yes (3-Car - 16'x8' & 9'x8' Doors)
Finished Basement Plan:	Yes

Modified Bi-Level with Walkout Basement. We have taken one of our most popular plans and added a walk-out basement. This plan also has a developed basement so everything has been done for you. From the dropped front entry you have access to the 3-car garage, the lower level, and to the upper level. There are two closets in the entry. The kitchen features a corner walk-in pantry and angled working island with a lunch bar. The kitchen is open to the dining and great room. Lots of big windows in these rooms and a double garden door leading out to the deck. The great room also features an inverted vault ceiling allowing for a round top window in the front. There are two good-sized bedrooms next to the 3-piece bath. Up a few steps and you're into the master bedroom. There are lots of windows here, too. A walk-in closet and a 3-piece ensuite complete this room. Require more room? Then move into the walkout basement where you will find another two bedrooms, a 3-piece bath, a large laundry room, and a mechanical room. The family room has lots of natural lighting from all the windows and the double garden doors leading out to the covered patio. This plan has something for everyone including Dad, as he will love his three car garage.

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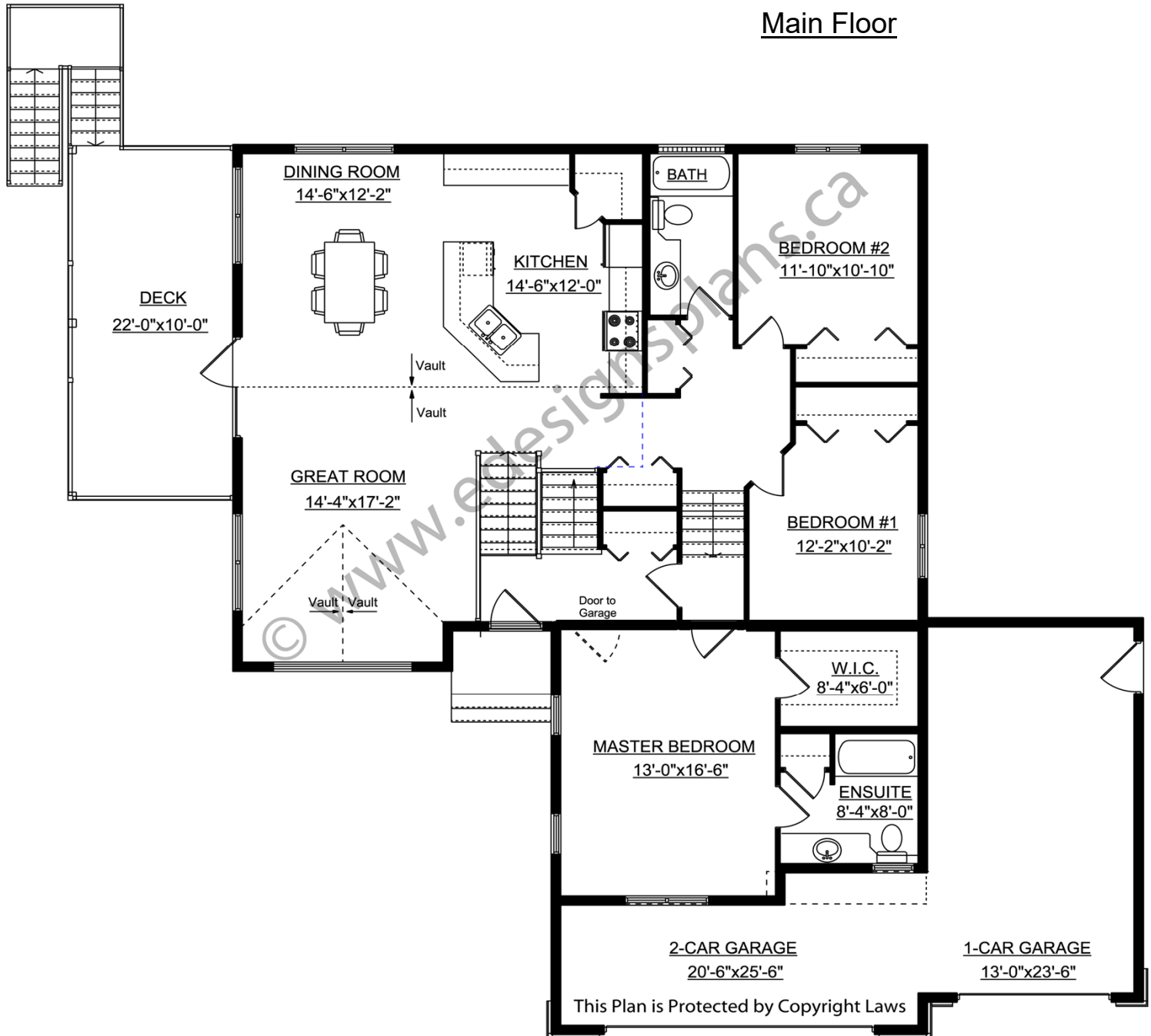
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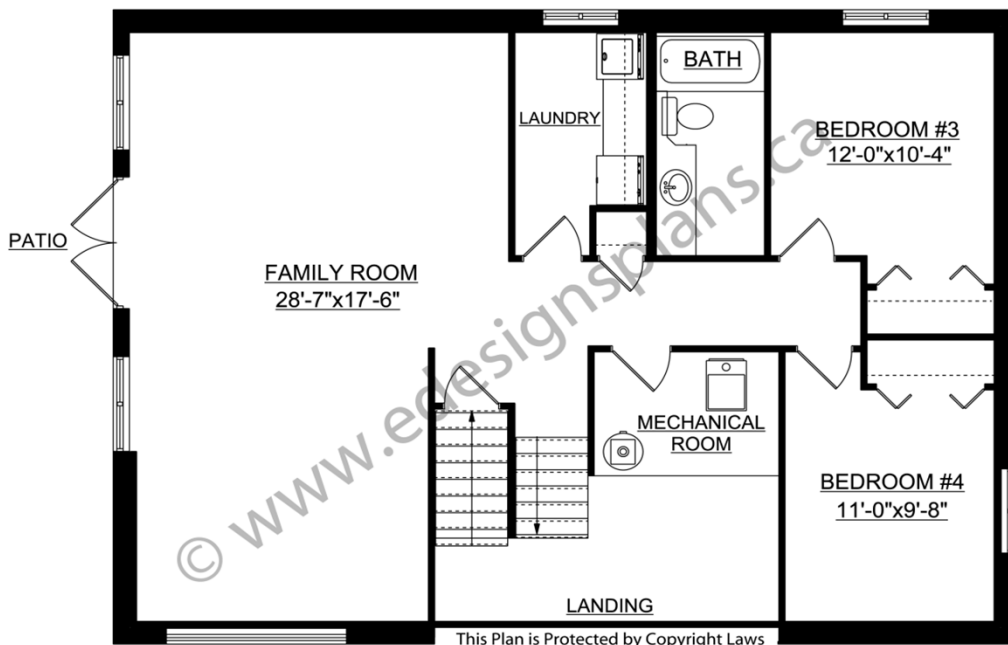
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Basement



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