

384.129.v19 SL Garnet Premier



	Main	Future	Apt	Main + Future	Main + Apt	All
Living Area	2718 SF	0 SF	0 SF	2718 SF	2718 SF	2718 SF
Bedrooms	3	2	0	5	3	5
Baths	2.5	0.0	0.0	2.5	2.5	2.5

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In addition to our Terms and Conditions (the "Terms"), please be aware of the following:

This design may not yet have Construction Drawings (as defined in the Terms), and is, therefore, only available as a Design Drawing (as defined in the Terms and together with Construction Drawings, "Drawings"). It is possible that during the conversion of a Design Drawing to a final Construction Drawing, changes may be necessary including, but not limited to, dimensional changes. Please see Plan Data Explained on www.ArtformHomePlans.com to understand room sizes, dimensions and other data provided. We are not responsible for typographical errors.

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Facade Changes:

- To maintain design integrity, we pay particular attention to features on the front facade, including but not limited to door surrounds, window casings, finished porch column sizes, and roof friezes. While we may allow builders to add their own flare to aesthetic elements, we don't allow our designs to be stripped of critical details. Any such alterations require the express written consent of Artform.
- Increasing ceiling heights usually requires adjustments to window sizes and other exterior elements.

Floor plan layout and/or Structural Changes:

- Structural changes always require the express written consent of Artform
- If you wish to move or remove walls or structural elements (such as removal of posts, increases in house size, ceiling height changes, addition of dormers, etc), please do not assume it can be done without other additional changes (even if the builder or lumber yard says you can).

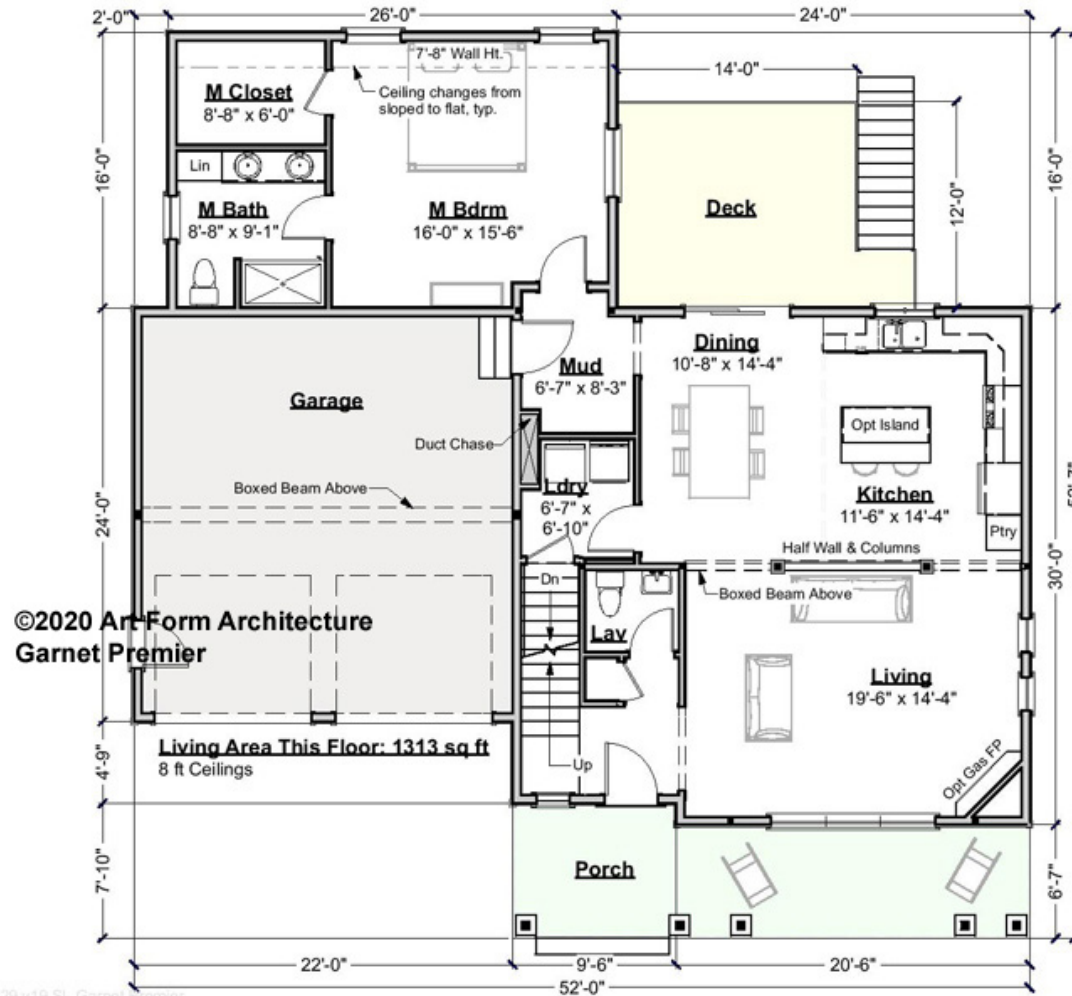
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First Floor

	Area	Beds	Baths
Main	1313 SF	1	1.5
Future	0 SF	0	0
Apt	0 SF	0	0
Total	1313 SF	1	1.5

Ceiling Height	
Shown	8'-0"
Possible*	8'-8"

* See Major Change information on plan page for cost



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Second Floor

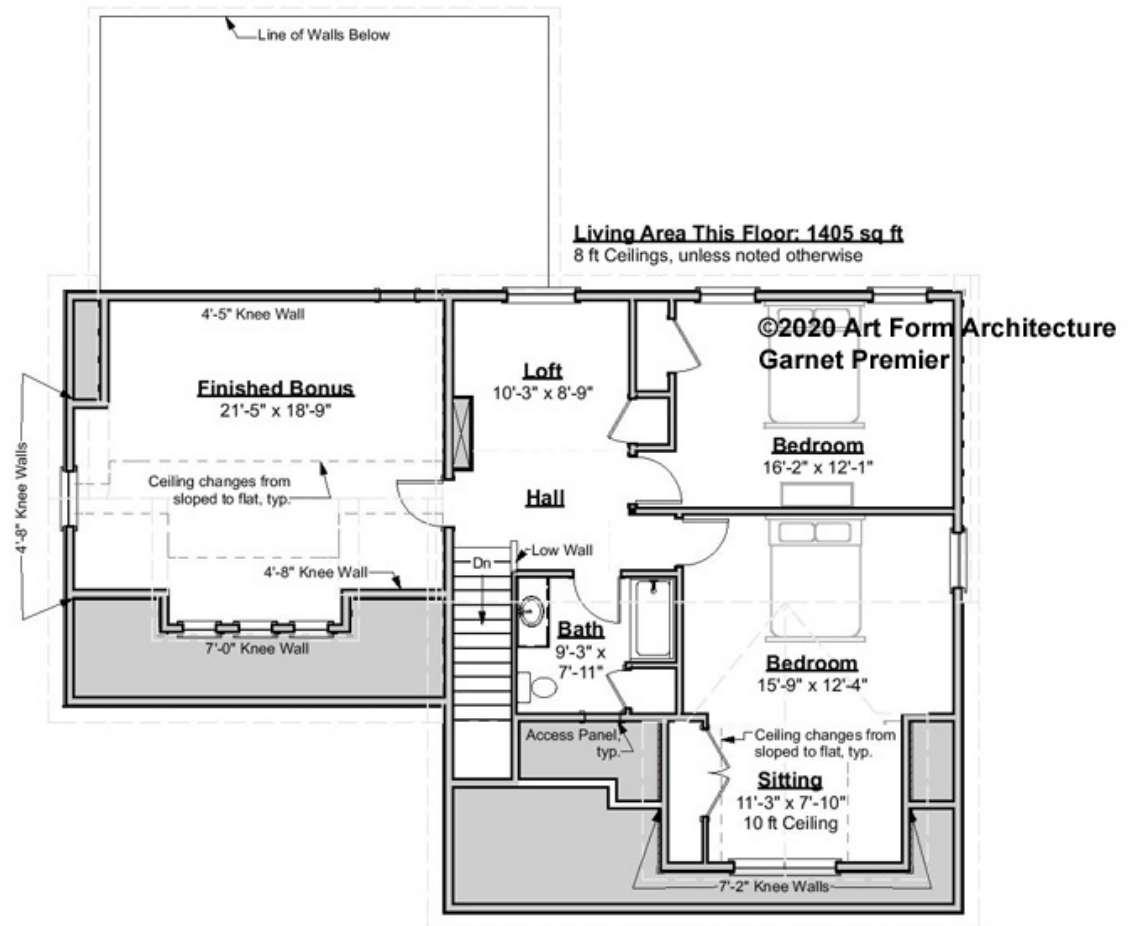
	Area	Beds	Baths
Main	1405 SF	2	1
Future	0 SF	2	0
Apt	0 SF	0	0
Total	1405 SF	4	1

Ceiling Height	
Shown	8'-0"
Possible*	9'-0"

* See Major Change information on plan page for cost

Notes This Design:

We're counting 2 "future" bedrooms, because the Loft has an egress window and could be enclosed to be a bedroom, in addition to the finished bonus.



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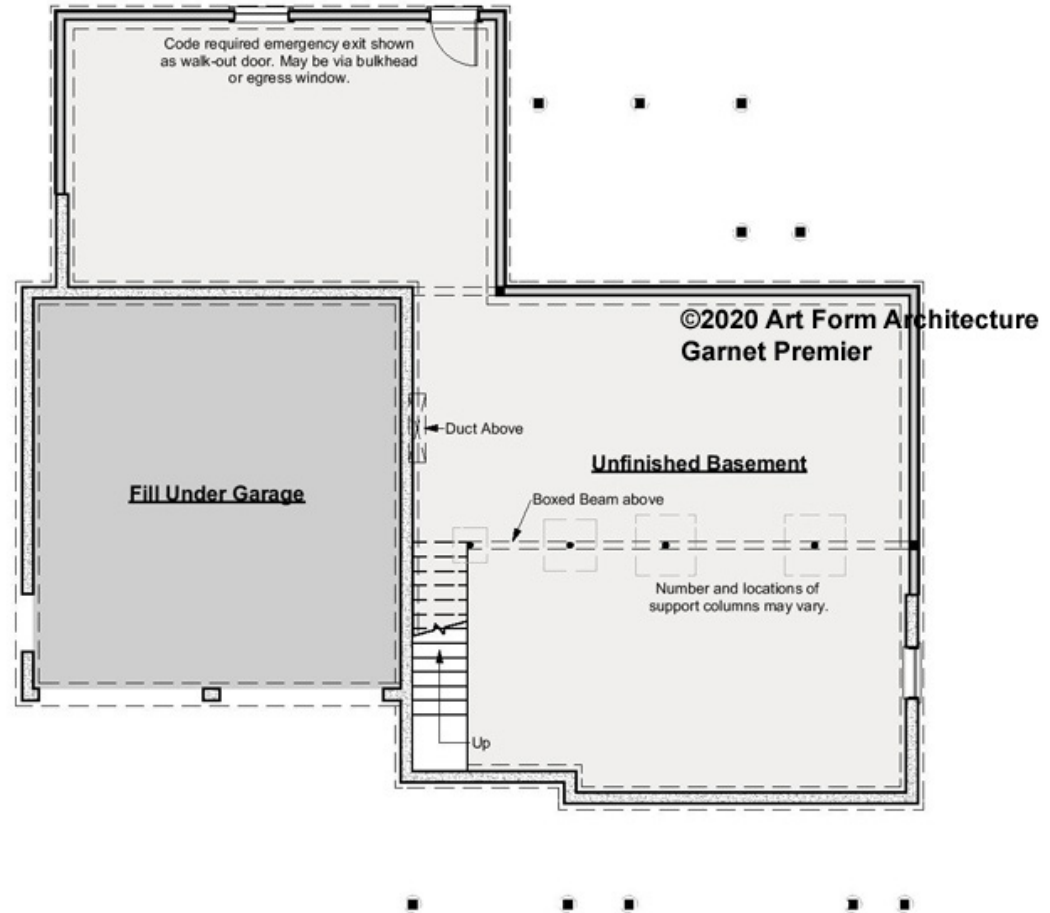
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Basement Floor

	Area	Beds	Baths
Main	0 SF	0	0
Future	0 SF	0	0
Apt	0 SF	0	0
Total	0 SF	0	0

Ceiling Height		
Shown	7'-8"	
Possible*	9'-0"	

* See Major Change information on plan page for cost



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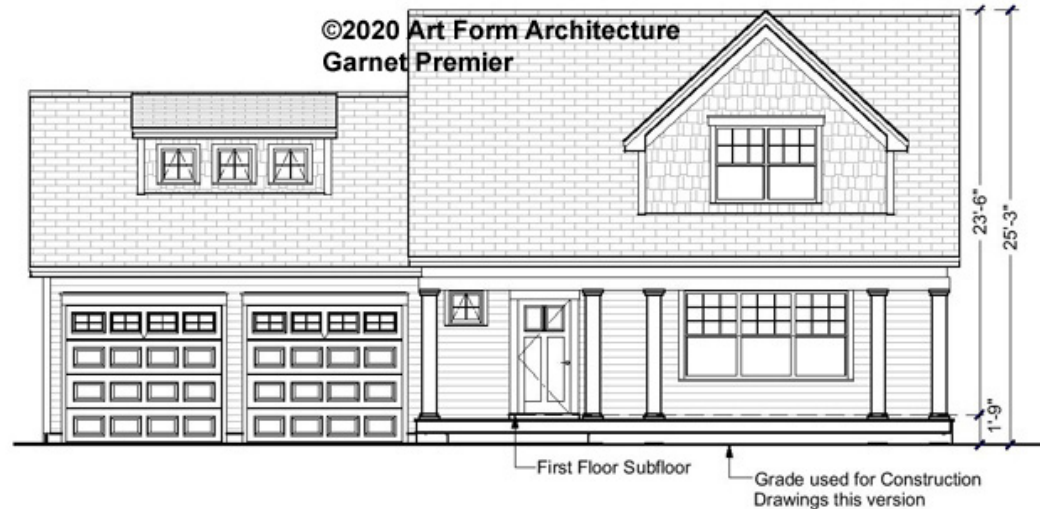
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Front Elevation



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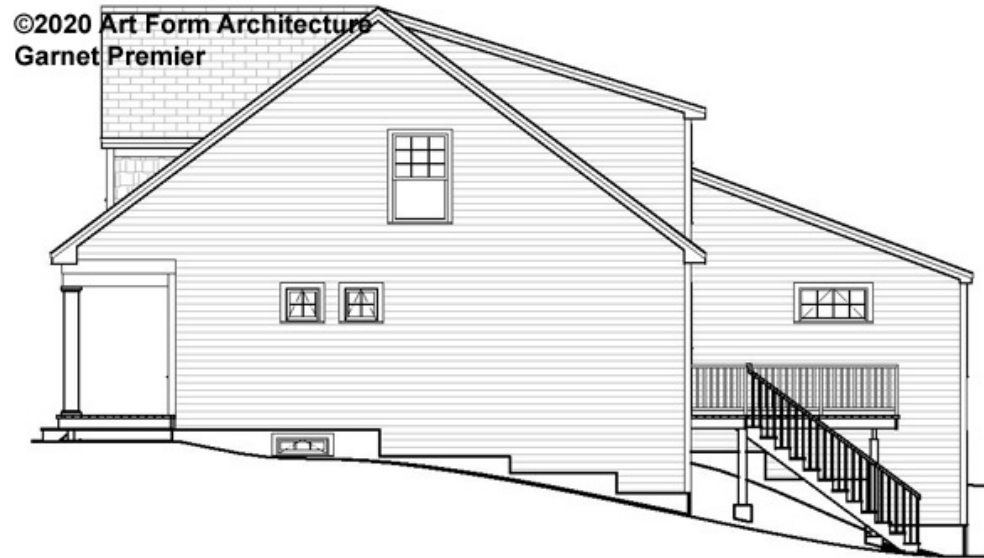
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Right Elevation



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Rear Elevation



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Left Elevation



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Rear Render



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