



NUDURA® ICF HOUSE PLAN: #497-63

FAMILY-FRIENDLY PLAN WITH HOME OFFICE

Working from home is the new reality for a lot of people, and this plan is ready. A spacious office

sits in front and has windows on two sides to give you something to look at while in a meeting. Another thoughtful touch: the mudroom leading out to the patio.

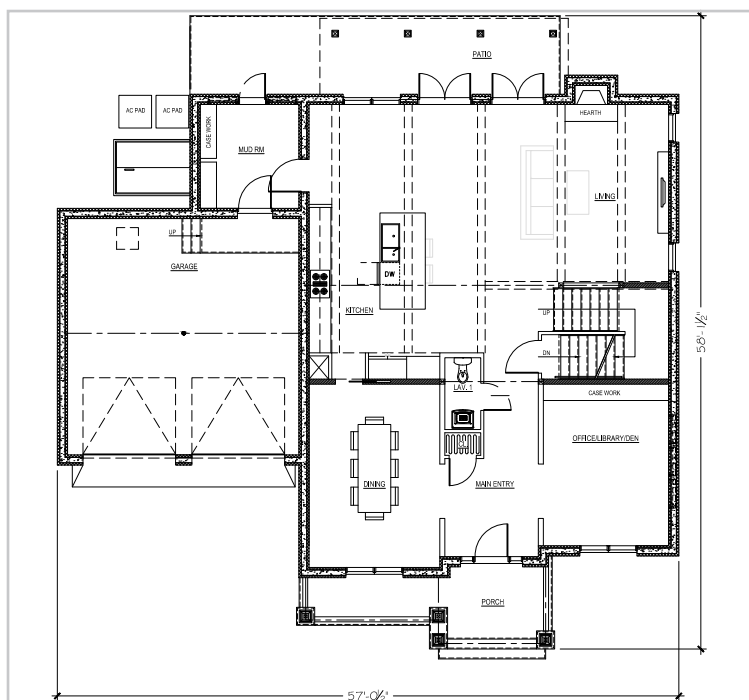
SQUARE FEET	2834 sq ft
BEDROOMS	3
BATHROOMS	2.5

STORIES	2
DIMENSIONS	58' x 57'

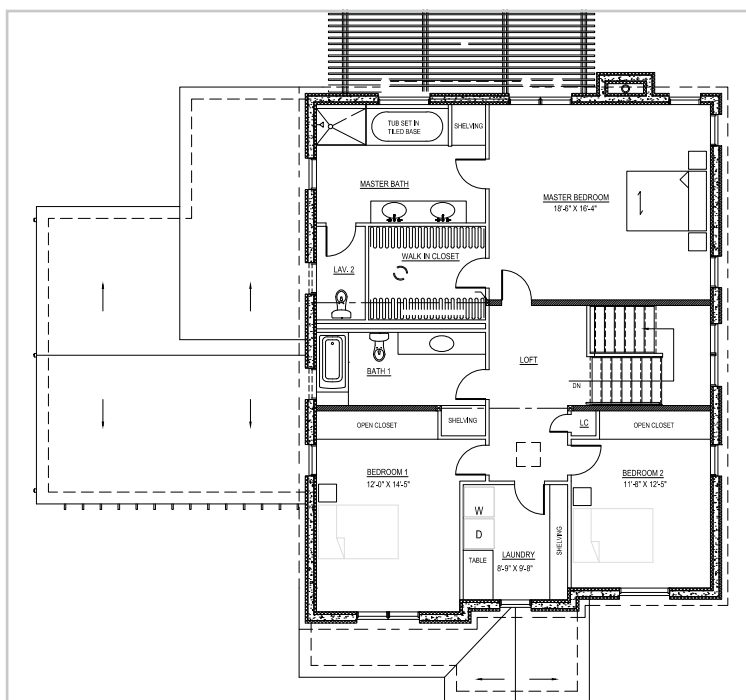
Enjoy the classic curb appeal of this farmhouse plan. The charming front porch creates a welcoming vibe as guests enter. To the left of the main entry is a formal dining room, which is easily accessible to the kitchen. Across from the dining room is the private office space for anyone who works remotely. Hosting is made simple in the spacious kitchen with lots of counter space and an island for meal prepping. The kitchen looks out to the open living space so owners can continue entertaining their guests.

By opening the two sets of French doors to the rear patio, it opens the space up even more and creates a lovely indoor-outdoor flow.

Upstairs on the second floor, there are three bedrooms. There are two guest bedrooms, which enjoy easy access to the walk-in laundry room. Down the hall is the primary suite, which features a stunning full bathroom and a walk-in closet.



FIRST STORY



SECOND STORY

WHY CHOOSE NUDURA® ICF FOR YOUR INSULATED CONCRETE FORM HOUSE?



ENERGY SAVINGS

Say goodbye to high heating and cooling costs in your new ICF home. Nudura ICFs can help improve energy efficiency by up to 58%* compared to traditional construction. [CLICK HERE](#) to learn more about how the solid mass of the Nudura ICF wall, combined with two continuous panels of EPS foam, help prevent energy loss through the wall.



INDOOR AIR QUALITY

Your new home built with Nudura ICFs will be airtight, enabling mechanical systems to heat, cool and ventilate more efficiently and minimizing the potential formation of mold and draft paths. Nudura ICFs do not support mold growth, nor do they emit CFCs or HCFCs. [CLICK HERE](#) for more information about how Nudura ICFs protect occupants and the environment.



SAFETY

Nudura ICFs provide a fire protection rating of up to 4 Hours – 4 times that of a typical wood frame home. Structures built with Nudura ICFs also can withstand winds up to 250 mph (402 kph) ensuring your family and home are safe and secure in almost any situation. [CLICK HERE](#) to learn more about disaster resilient buildings with insulated concrete forms.



SOUND DAMPENING

Providing a minimum STC (Sound Transmission Class) rating of STC 50**, Nudura ICFs act as an effective sound barrier by dampening sound vibrations from unwanted outside noise. [CLICK HERE](#) to learn more about how Nudura ICFs offer an effective sound proofing solution.

*As proven by third-party testing conducted by CLEB Laboratories and the Insulating Concrete Forms Manufacturers Association (ICFMA).

**STC 50 based on minimum 6" (152 mm) Nudura form concrete core thickness, installed with code compliant finishes mounted both sides of wall assembly in accordance with Nudura ICF installation procedures.



Interested in purchasing this plan?

A full plan set for this home is available for immediate purchase from houseplans.com.

To purchase the plan set for this home, scan the QR code or go to <https://share.hsforms.com/1zyzdx71TUKun-9ANvLkrg2k07m>

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