The Umstead

Alternate Elevations

Country Chic
(rendering displays optional 3rd car extension)

Modern Farmhouse

The Umstead

An Entertainer's Dream

The Umstead is well-designed for an impressive social gathering balanced with everyday family living.

Key Features of Base Plan

- Grand entry foyer with wide elegant turned staircase
- Elegant Mahogany front door
- 10 foot ceiling on first floor
- Impressive 8' solid core interior doors throughout first floor
- Versatile flex room to design as your personal space
- Expansive living/dining space lined with rear windows
- Gourmet kitchen design includes wonderful appointments and large gathering island
- Room size walk-in pantry & separate butler's pantry
- Comfortable guest suite with private entrance
- Sizeable mudroom with convenient drop-zone
- A dedicated wing for the owner's suite includes a sitting room for relaxation
- Luxury Owner's bath
- Spacious multi-function laundry room with folding area and cabinets
- Charming covered back porch for outdoor living
- The well designed second floor includes 2 bedrooms, hall bath, buddy bath and bonus room

Available Luxury Options

- In-law suite with kitchenette
- Cozy fireplace addition in flex room
- Screened back porch with grilling deck
- Covered rear porch with cozy fireplace
- Tall panel sliding glass doors
- 3rd car garage extension
- Basement with bedroom, full bath, office, recreation room, home theatre, and patio
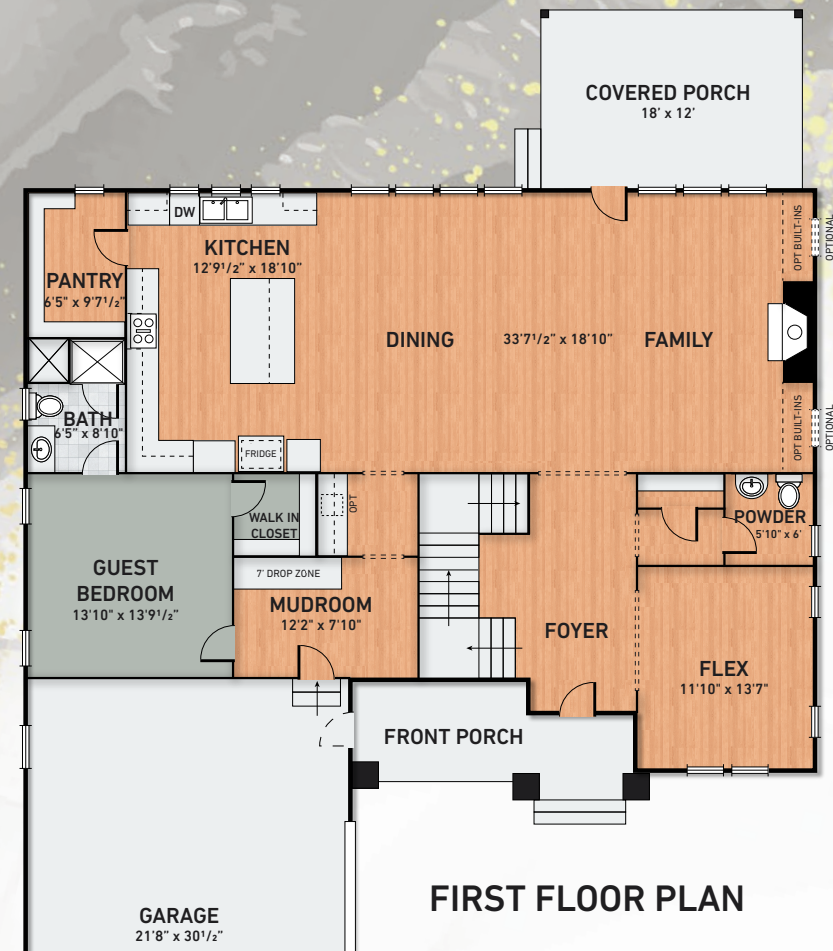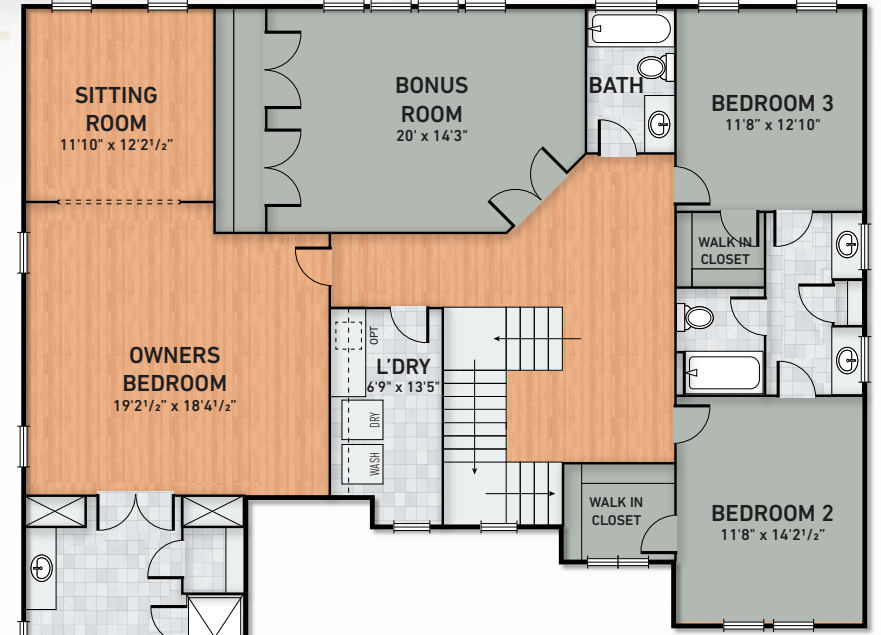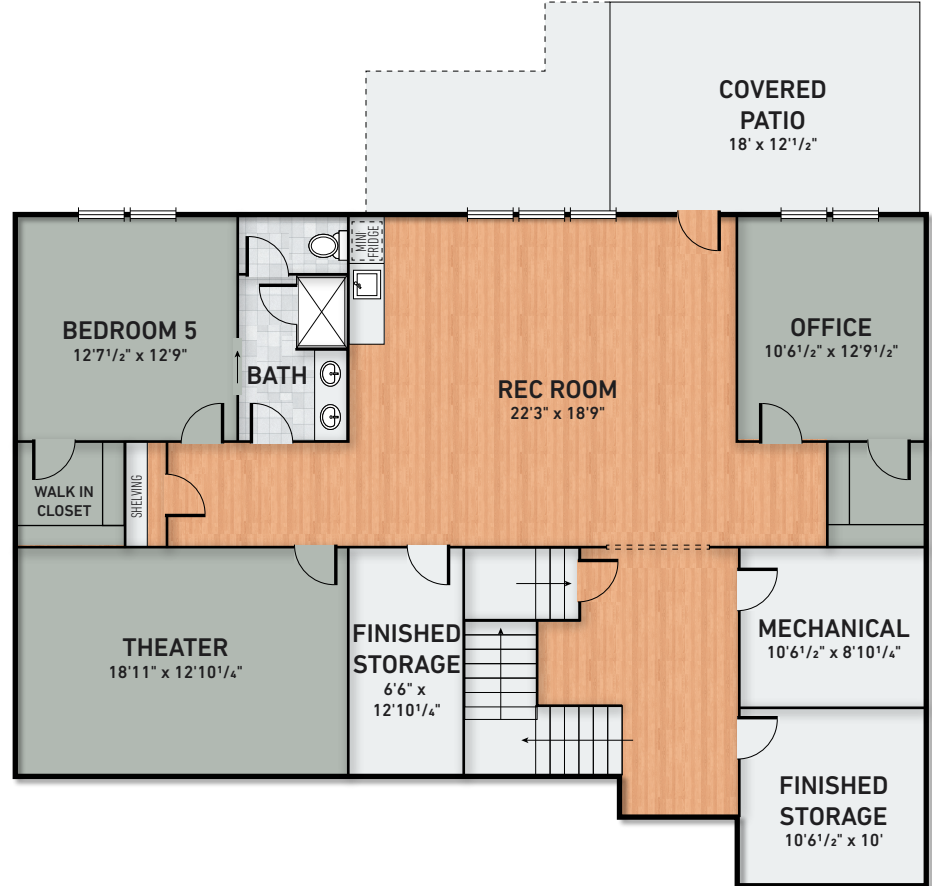

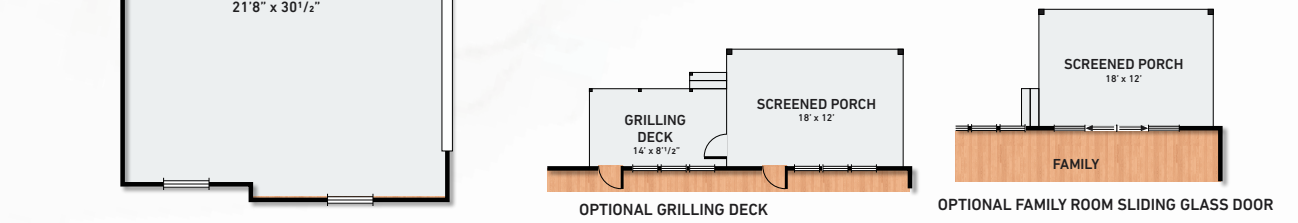# The Umstead

Eastern Seaboard Elevation

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FIRST FLOOR PLAN

- COVERED PORCH 18' x 12'
- KITCHEN 12'9¹/₂" x 18'10"
- PANTRY 6'5" x 9'7¹/₂"
- DINING 33'7¹/₂" x 18'10"
- FAMILY
- BATH 6'5" x 8'10"
- WALK IN CLOSET
- 7' DROP ZONE
- POWDER 6'10" x 6'
- GUEST BEDROOM 13'10" x 13'9¹/₂"
- MUDROOM 12'2" x 7'10"
- FOYER
- FLEX 11'10" x 13'7"
- FRONT PORCH
- GARAGE 21'8" x 30¹/₂"
- DW
- FRIDGE
- OPTIONAL WINDOW

SECOND FLOOR PLAN

- SITTING ROOM 11'10" x 12'2¹/₂"
- BONUS ROOM 20' x 14'3"
- BATH
- BEDROOM 3 11'8" x 12'10"
- OWNERS BEDROOM 19'2¹/₂" x 18'4¹/₂"
- L'DRY 6'9" x 13'5"
- WALK IN CLOSET
- BEDROOM 2 11'8" x 14'2¹/₂"
- WALK IN CLOSET
- LOFT
- OWNERS BATH 13'9¹/₂" x 16'5¹/₂"
- SEAT
- OWNERS CLOSET 9'10" x 9'8¹/₂"
- 4'10" x 9'10"

BASEMENT PLAN

- BEDROOM 5 12'7¹/₂" x 12'9"
- COVERED PATIO 18' x 12¹/₂"
- BATH
- OFFICE 10'6¹/₂" x 12'9¹/₂"
- REC ROOM 22'3" x 18'9"
- WALK IN CLOSET
- THEATER 18'11" x 12'10¹/₂"
- FINISHED STORAGE 6'6" x 12'10¹/₄"
- MECHANICAL 10'6¹/₂" x 8'10¹/₄"
- FINISHED STORAGE 10'6¹/₂" x 10'

Optional plans
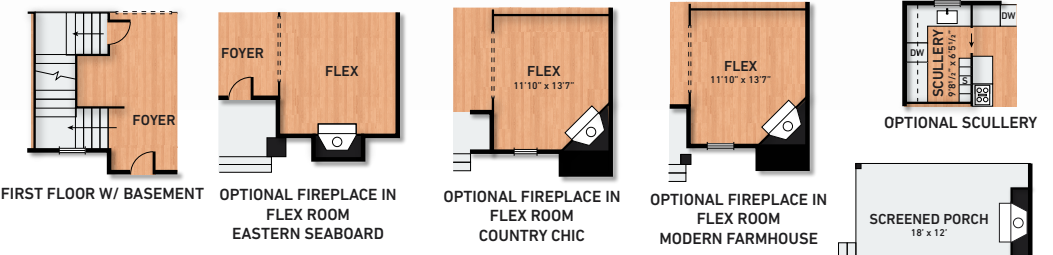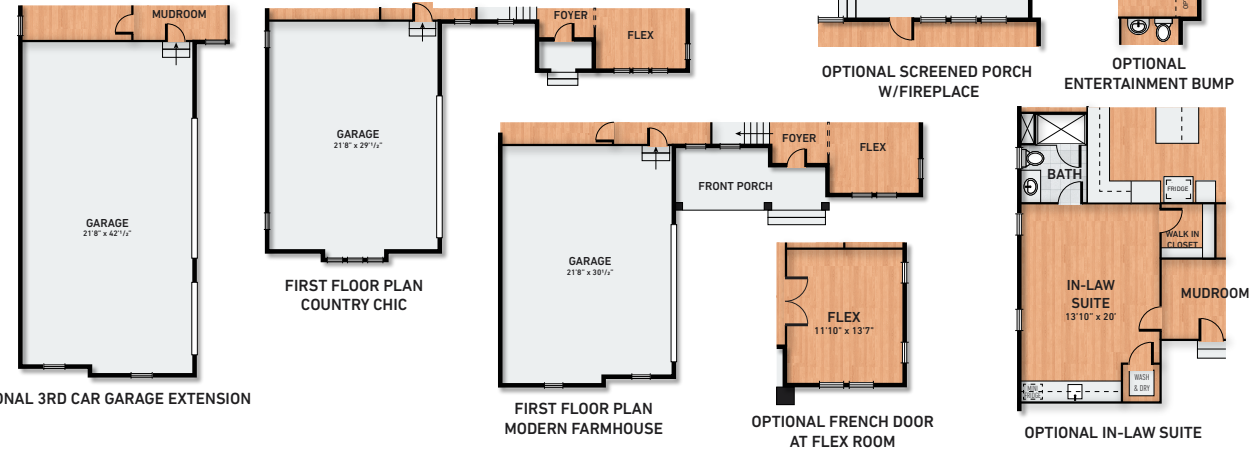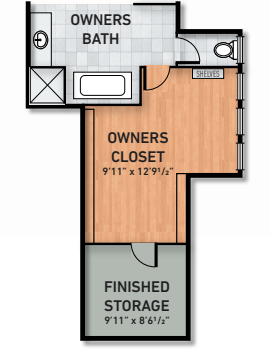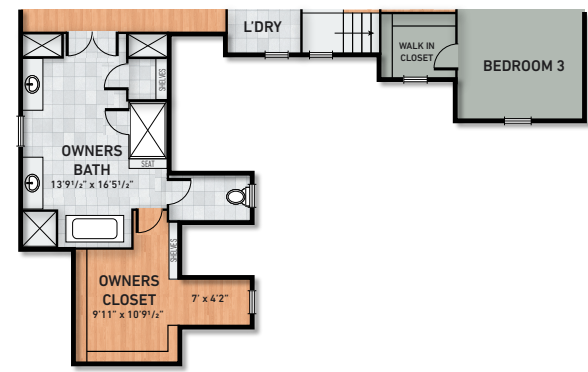
- OPTIONAL GRILLING DECK — GRILLING DECK 14' x 8'½"; SCREENED PORCH 18' x 12'
- OPTIONAL FAMILY ROOM SLIDING GLASS DOOR — SCREENED PORCH 18' x 12'; FAMILY
- FIRST FLOOR W/ BASEMENT — FOYER
- OPTIONAL FIREPLACE IN FLEX ROOM EASTERN SEABOARD — FOYER; FLEX
- OPTIONAL FIREPLACE IN FLEX ROOM COUNTRY CHIC — FLEX 11'10" x 13'7"
- OPTIONAL FIREPLACE IN FLEX ROOM MODERN FARMHOUSE — FLEX 11'10" x 13'7"
- OPTIONAL SCULLERY — SCULLERY
- OPTIONAL SCREENED PORCH W/FIREPLACE — SCREENED PORCH 18' x 12'
- OPTIONAL ENTERTAINMENT BUMP
- OPTIONAL 3RD CAR GARAGE EXTENSION — GARAGE 21'8" x 42¹/₄"
- MUDROOM
- FIRST FLOOR PLAN COUNTRY CHIC — GARAGE 21'8" x 30¹/₂"
- FIRST FLOOR PLAN MODERN FARMHOUSE — GARAGE 21'8" x 30¹/₂"; FOYER; FLEX; FRONT PORCH
- OPTIONAL FRENCH DOOR AT FLEX ROOM — FLEX 11'10" x 13'7"
- OPTIONAL IN-LAW SUITE — IN-LAW SUITE 13'10" x 20'; BATH; WALK IN CLOSET; MUDROOM
- OPTIONAL 3RD CAR EXTENTION — OWNERS BATH; OWNERS CLOSET 9'11" x 12'9¹/₂"; FINISHED STORAGE 9'11" x 8'6¹/₂"
- SECOND FLOOR PLAN MODERN FARMHOUSE — L'DRY; WALK IN CLOSET; BEDROOM 3; OWNERS BATH 13'9¹/₂" x 16'5¹/₂"; OWNERS CLOSET 7' x 4'2"
- SECOND FLOOR PLAN COUNTRY CHIC — WALK IN CLOSET; BEDROOM 3; OWNERS BATH 13'9¹/₂" x 14'5"; OWNERS CLOSET 9'11" x 10'9¹/₄"; 9'10" x 8'2¹/₄"