

# ‘Modernized family Home’

Residential property - 1st floor front extension & single storey rear extension  
Full Plans Planning Application

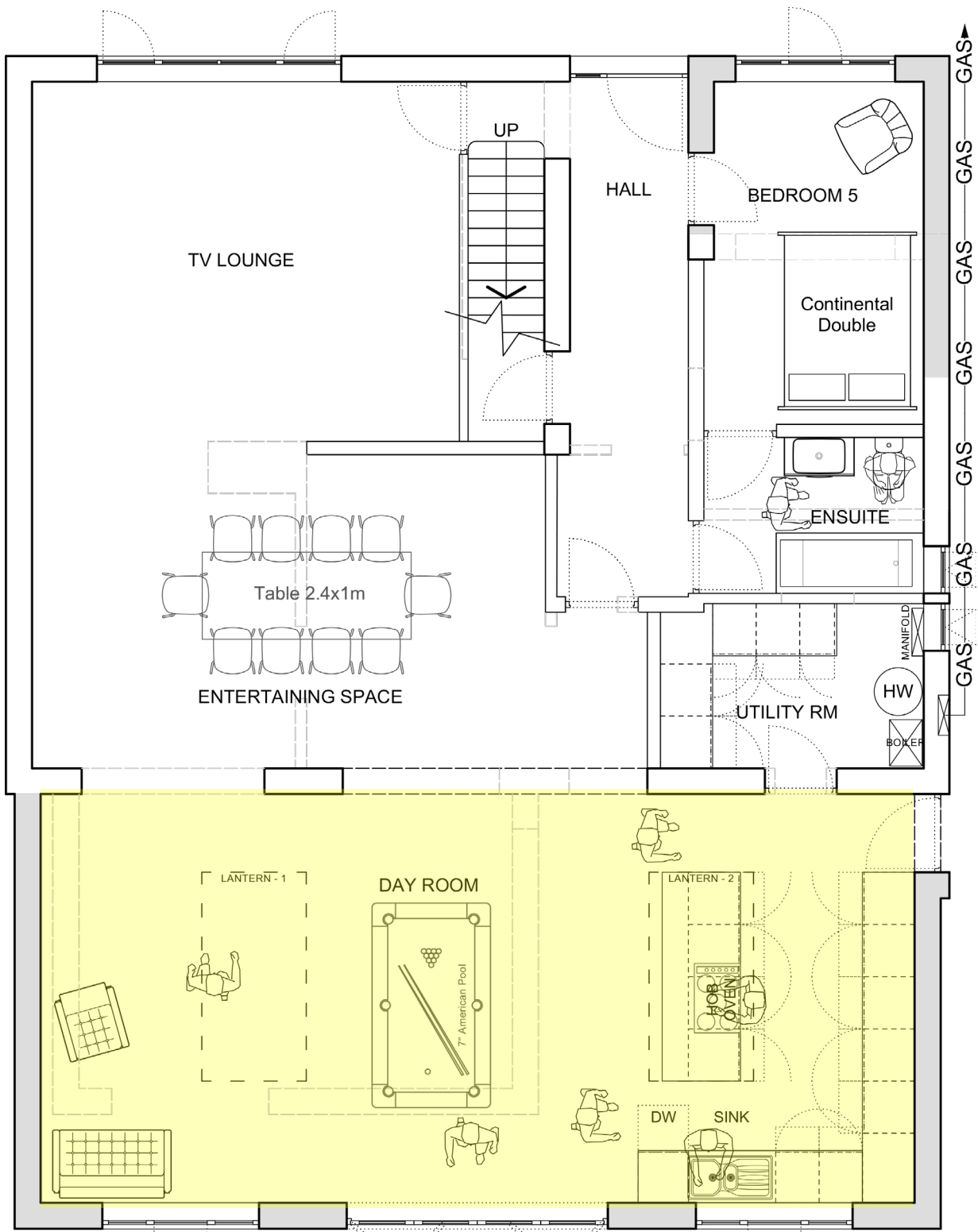


PHOTO - A - Existing property

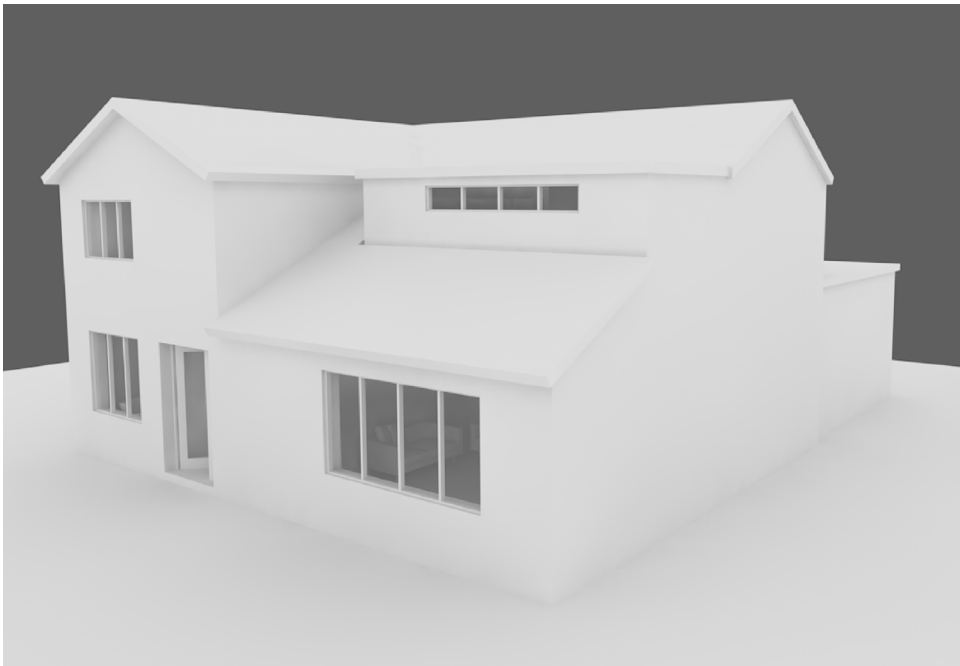


Coloured perspective CAD model showing 2 storey extension to the front Elevation and extended dormer. With single storey rear extension with bifolds and roof lanterns

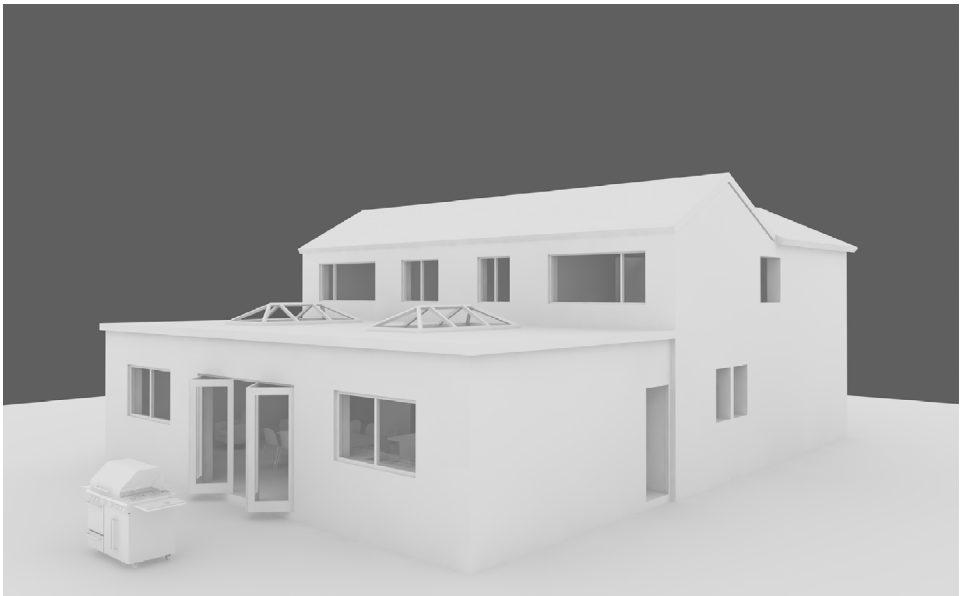
Elevations show new contemporary grey finishes to doors, windows fascia boards, gutters and wood effect concrete planking



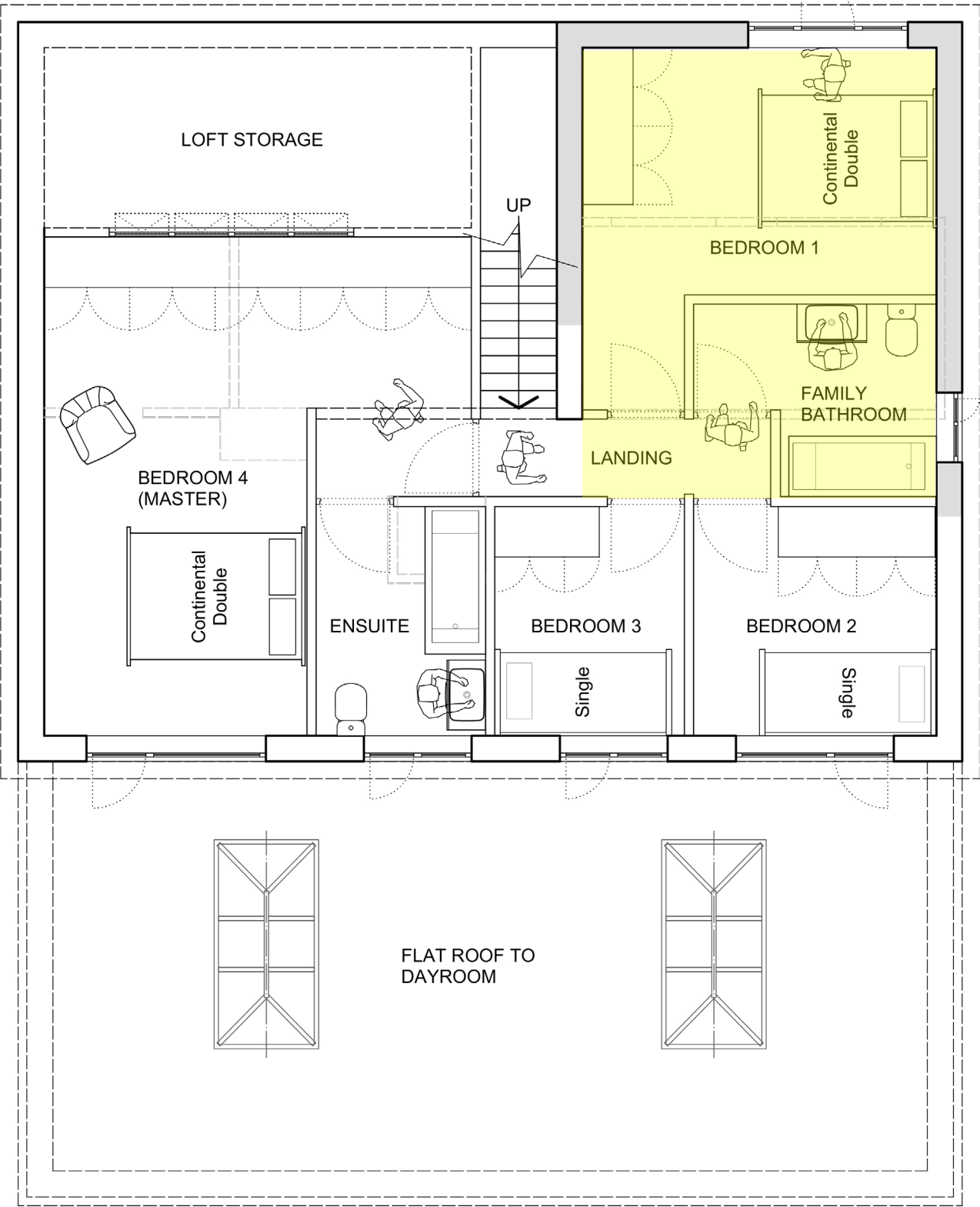
Ground Floor PLAN



Preliminary whitecard CAD Model FRONT



Preliminary whitecard CAD Model REAR



First Floor PLAN

The clients plans with their 80's style brick property were extensive inorder to economically replan and enlarge it to become the desired 5 bedroom (1 ground floor), 2 en-suites, family bathroom and large open plan ground floor for entertaining whilst still providing privacy and separation for close family relaxation. The design solution created ticked all the boxes, through a 1st floor front extension and ground floor rear extension providing the additonal space along with replanning out each floor to provide the individual rooms required. The result was a welcoming modern family home with views from the front door through to the garden, a staircase off the hall (*previously in the lounge?*), a spacious entertaining - dining - kitchen with separate utility room on the ground floor along with an extensive master bedroom with en-suite and walk through wardrobe, 3 other 1st floor bedrooms and the much needed ground floor bedroom and en-suite.

Proposed Front ELEVATION



Example roof lantern

Proposed Side ELEVATION

