

## NARRATIVE

### COTTAGE COZY

Little Cape Cod style cottage to fit on the back of your lot! This version was designed with floor joists dropped down flush to the ground for level entries, and office space for owner to continue working as needed, and travel when necessary! Empty nesters can rent main residence to a new family. Office space can be a guest room for visiting family, or main bedroom if loft bedroom is no longer feasible then loft space could be for a family member or live-in caregiver, with expansion of the lower bath into the closet space for a main floor shower. Site allows room for a small garden, and a fire pit off the front of the patio for casual entertaining and enjoyment. Mini-split heating, heat pump hot water tank in the mudroom, PV solar panels on East and West side for the dormer roof for less obstructed solar access, Zip® panel construction for a standard but tight building envelope system, storage under stair and under benches in the dining nook, pantry and book shelves above bench on north side privacy wall.