Insight Homes

THE NELSON

The Nelson Lakeview Elevation
(Shown with options)

2,405 – 3,941 Sq. Ft. | 3 - 5 BR | 3.5 BA | 1 or 2 Story

THE NELSON

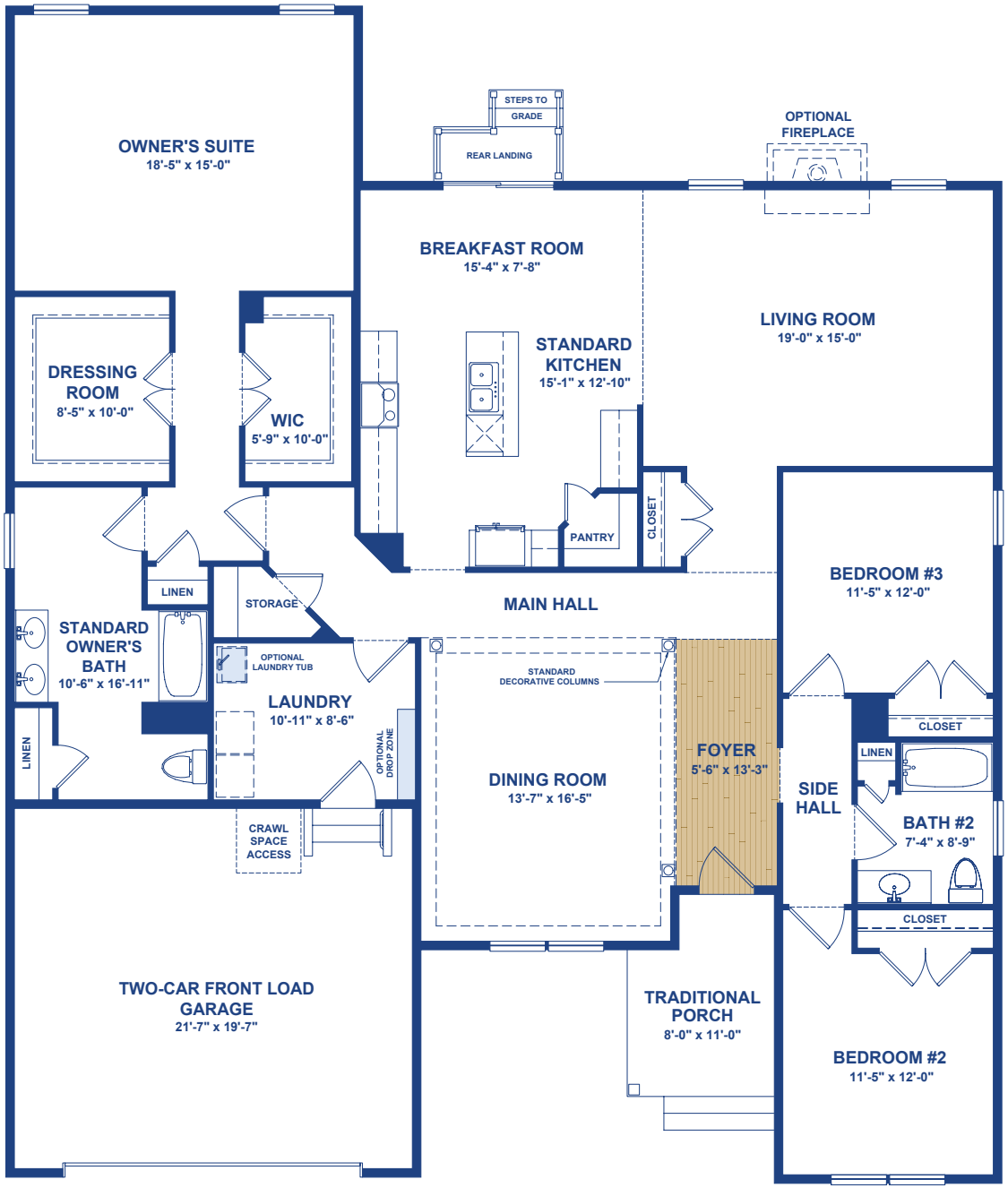
FIRST FLOOR PLAN

Thoughtfully Designed To Fit Your Lifestyle.

With a formal Dining Room and a generously sized Kitchen and Living Room, the Nelson is a versatile and comfortable home with three bedrooms on the main floor. Perfectly designed for entertaining with a choice of several kitchen configurations, the Nelson easily accommodates all families, big and small.

The secluded Owner's Suite is tucked away for added privacy and includes a large Bath and walk-in closet. The other two Bedrooms share a hall Bath. Options like a Powder Bath, Morning Room and second floor configurations are also available to further customize the Nelson to fit your lifestyle.

All dimensions are approximate. Floor plans are artist's conception and may vary slightly from precise and most current blue prints and specifications. Plans and elevations may show options not included in the base price. Details subject to change without notice.



One-Story Floor Plan (Traditional Elevation Shown)

THE NELSON

POPULAR FIRST FLOOR OPTIONS

For Even More Space And Flexibility, Choose From:

Dining Room Conversion – An opportunity for an extra Bedroom or an Office.

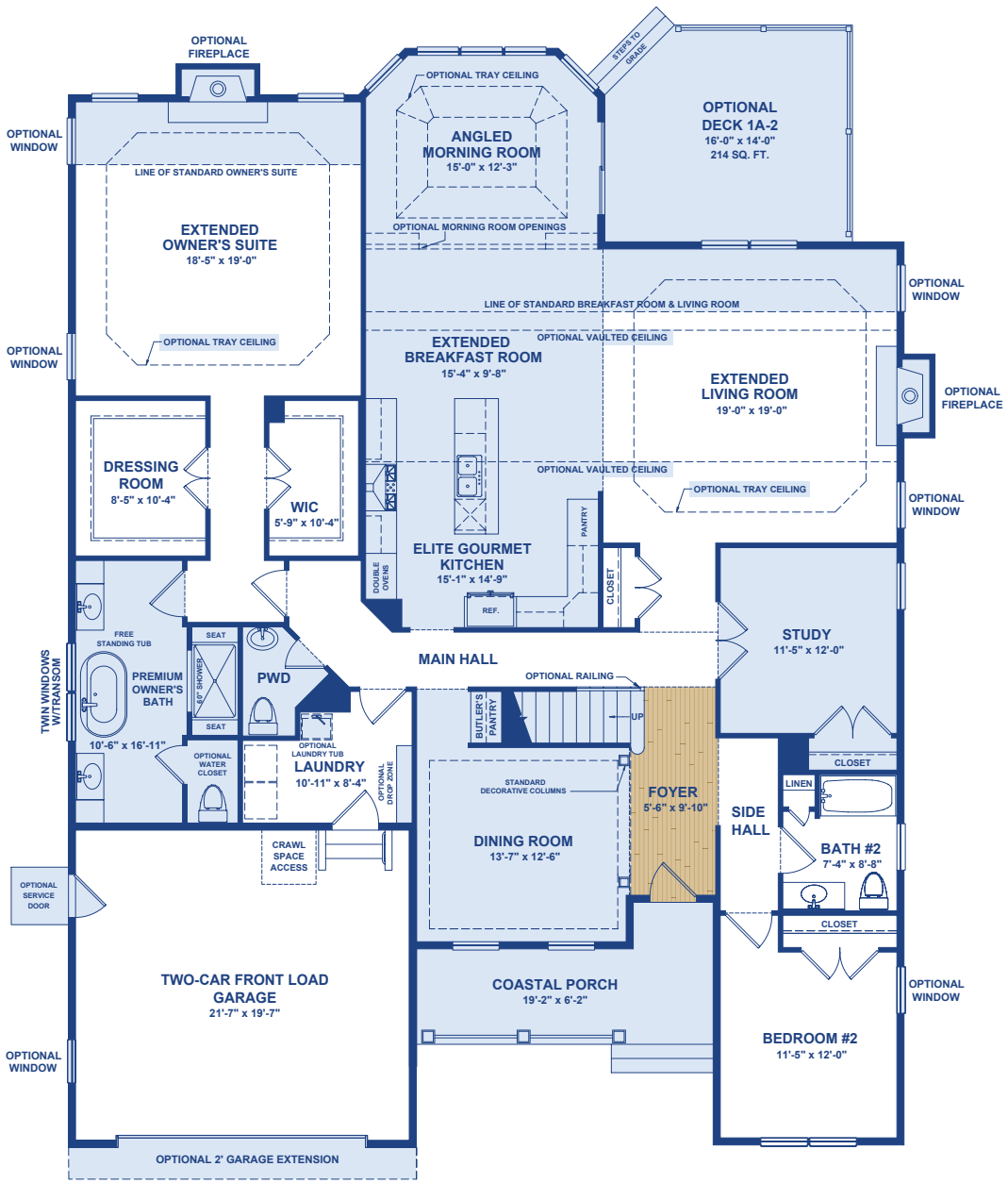
Optional Second Floor – Expand your home to up to five bedrooms and three and a half baths.

Select from these options to expand your living space:

- Living Room/Breakfast Extension
- Morning Room
- Owner's Super Bath
- Second Floor

Popular options also include:

- Gourmet Kitchen
- Rear Deck
- Premium Owner's Bath
- Powder Room
- Garage Extension



Two-Story Floor Plan With Popular **Options** (Coastal Elevation Shown)

= Optional Feature

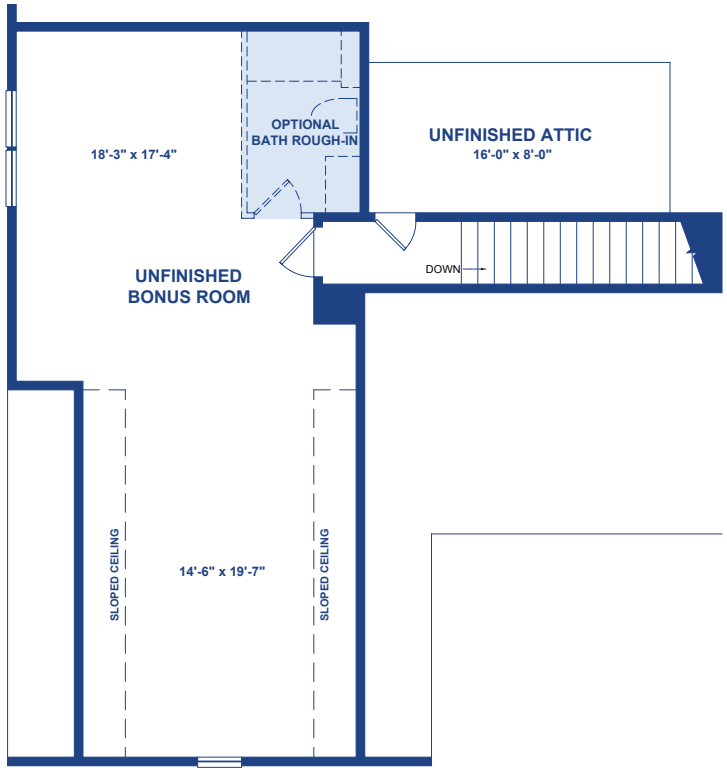
Popular Options Shown:

- 2' Garage Extension **00350**
- Garage Service Door **00160**
- Coastal Elevation Porch
- Extended Owner's Suite **00742**
- Fireplace in Owner's Suite **00288, 00289**
- Premium Owner's Bath **00942**
- Angled Morning Room **00727**
- Elite Gourmet Kitchen **00401**
- Study in lieu of Bedroom #3 **00926**
- Extended Living Room/ Breakfast Room **00510**
- Living Room/Breakfast Room Vaulted Ceiling **00975/00921 (with extension)**
- Butler's Pantry in Dining Room **00100**
- Fireplace in Living Room **00284, 00287**
- Deck 1A-2 **02014**

THE NELSON

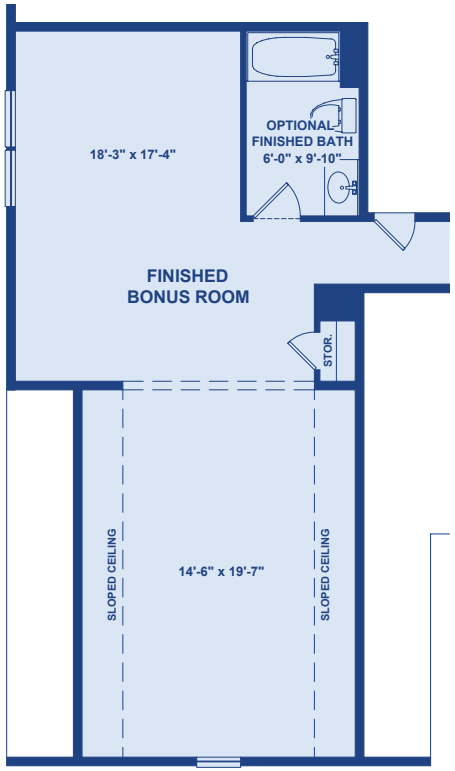
TWO-STORY OPTIONS

= **Optional Feature**



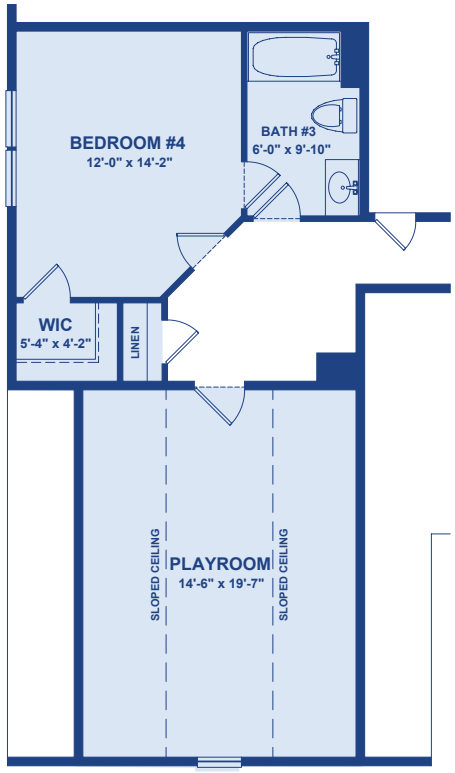
Standard Unfinished Second Floor Plan
00892

(Optional Bath Rough-In only includes water supply and drain pipes)



Optional Bonus Room **00893**

Optional Bonus Room with Full Bath **00889**



Optional Finished Bedroom #4, Playroom and Full Bath
00894

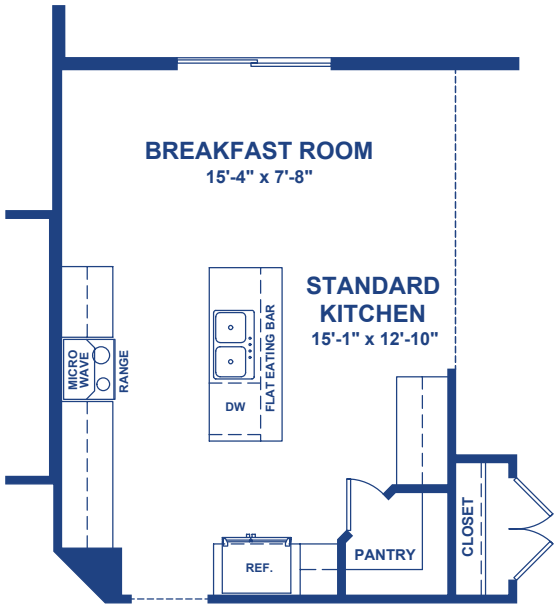
THE NELSON

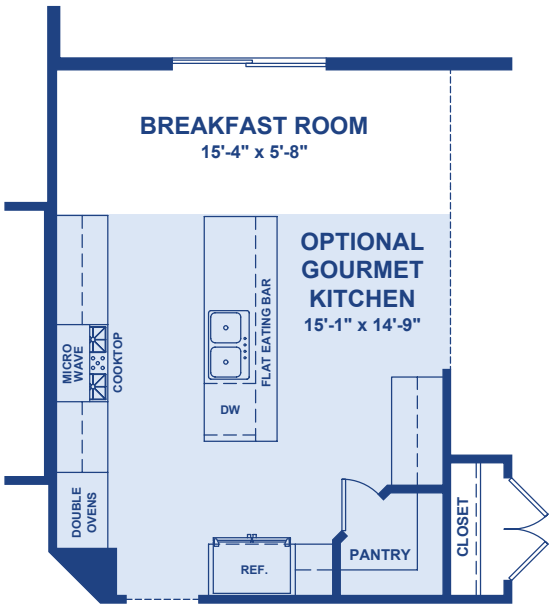
GOURMET KITCHEN OPTIONS

= **Optional Feature**

Standard Kitchen

The Standard Kitchen includes a standard appliance package with microwave above a 30″ range.



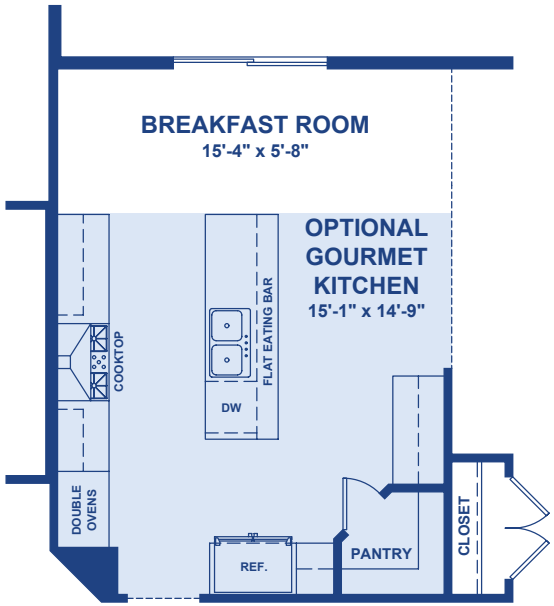


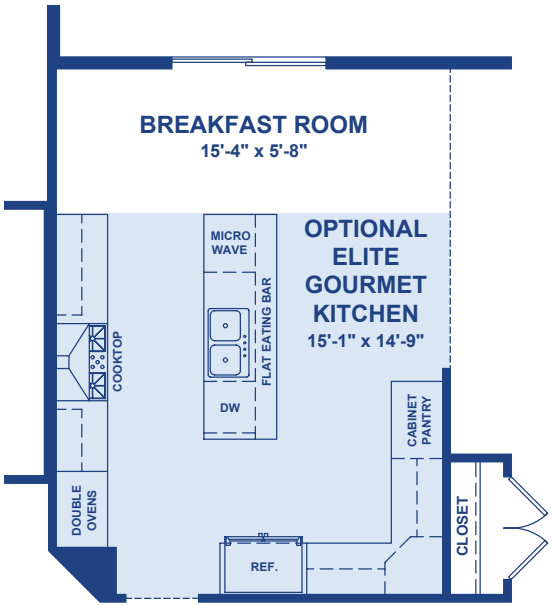
Optional
Gourmet Kitchen
00400

The Optional Gourmet Kitchen appliance package includes a double wall oven, a 36″ cooktop and adds a larger island.

Optional
Gourmet Kitchen
(shown with range hood above cooktop)
00403

The Optional Gourmet also offers the option of a range hood above the cooktop in lieu of microwave.





Optional Elite
Gourmet Kitchen
00401

The Optional Elite Gourmet includes glass accented upper cabinets, decorative end panels, range hood and built-in microwave in island, cushion close doors and drawers, and stainless steel appliance package.

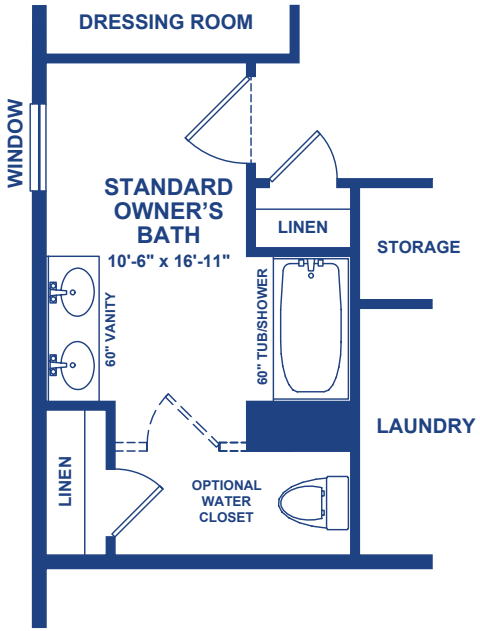
THE NELSON

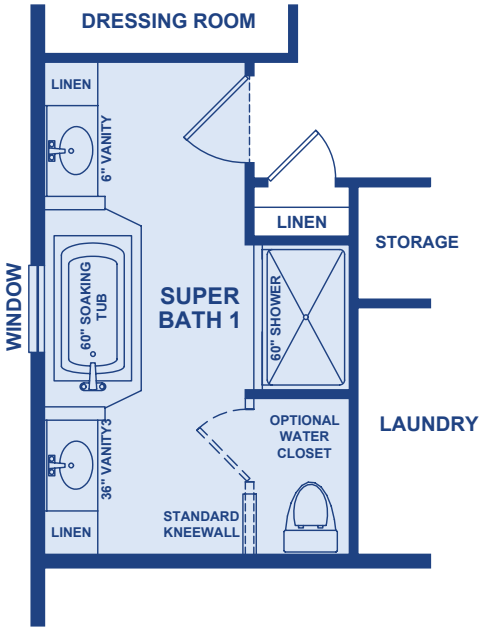
OWNER'S BATH OPTIONS

= **Optional Feature**

Standard Bath

The Standard Bath includes a 60" cultured marble vanity with dual sinks and fiberglass tub/shower combination.



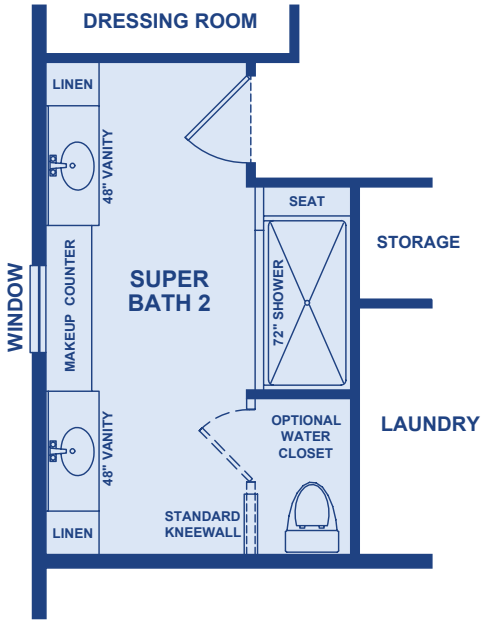


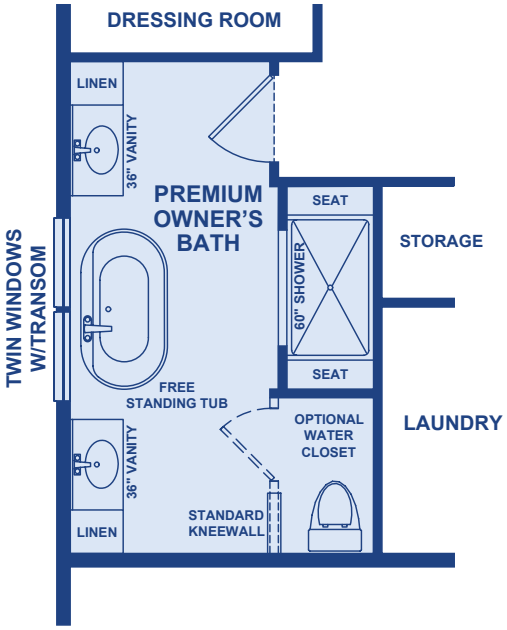
Optional Super Bath 1
00935

Optional Super Bath 1 includes a 60" tile-surround shower with glass bypass shower door and separate 60" soaking tub with tile deck. A freestanding tub/shower may be added as an option.

Optional Super Bath 2
00955

Optional Super Bath 2 replaces the standard tub with a 7-foot shower tiled-to-ceiling with bench seat, mosaic tiled shower floor, semi-frameless glass shower door and a recessed light over the shower.





Optional Premium Bath
00942

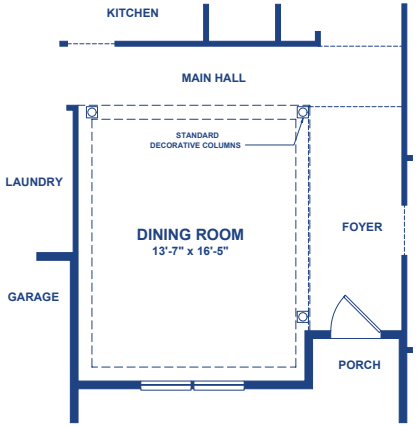
Optional Premium Bath replaces the standard tub with a free-standing tub and features a 7-foot shower tiled-to-ceiling with dual bench seats, mosaic tiled shower floor, frameless glass shower door, recessed light over the shower and twin window with transom.

THE NELSON

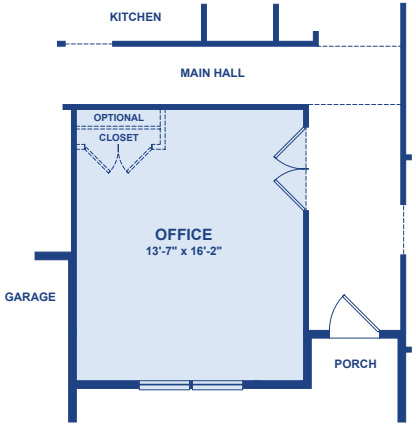
DINING ROOM CONVERSION OPTIONS

= Optional Feature

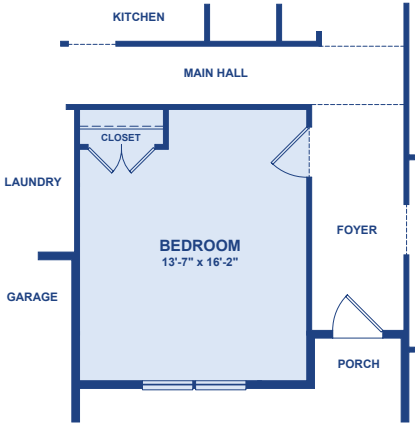
Options for One-Story Floor Plan



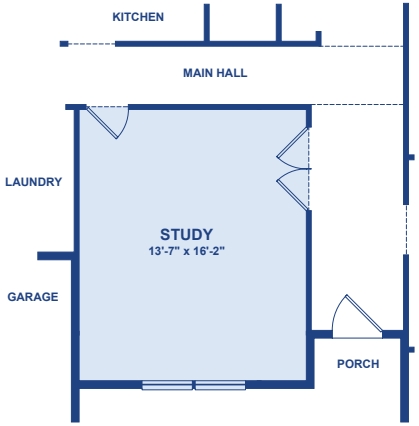
Standard Dining Room
(One-Story Floor Plan shown)



Optional Office
(in lieu of Dining Room)
00135

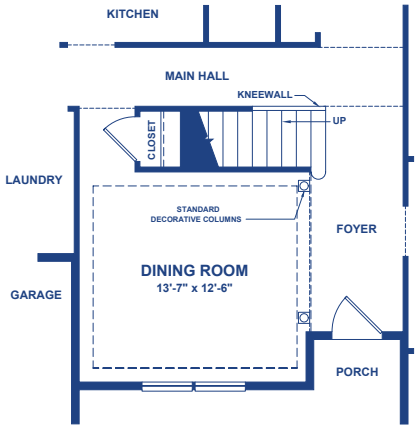


Optional Bedroom
(in lieu of Dining Room)
00130

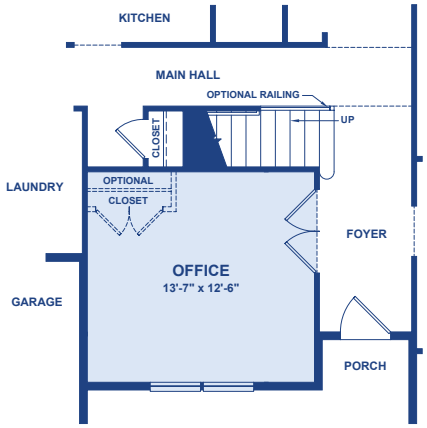


Optional Front Study
(in lieu of Dining Room)
00134

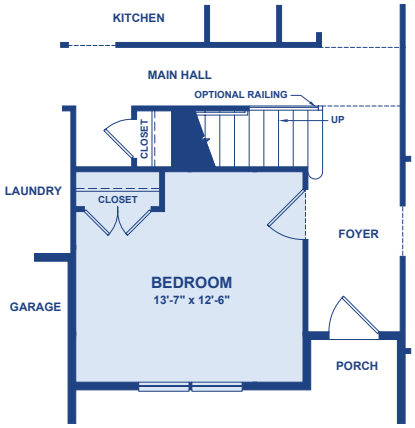
Options for Two-Story Floor Plan



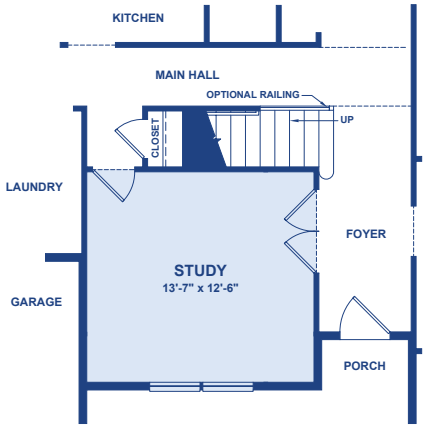
Standard Dining Room
(Two-Story Floor Plan shown)



Optional Office
(in lieu of Dining Room)
00135



Optional Bedroom
(in lieu of Dining Room)
00130



Optional Front Study
(in lieu of Dining Room)
00134

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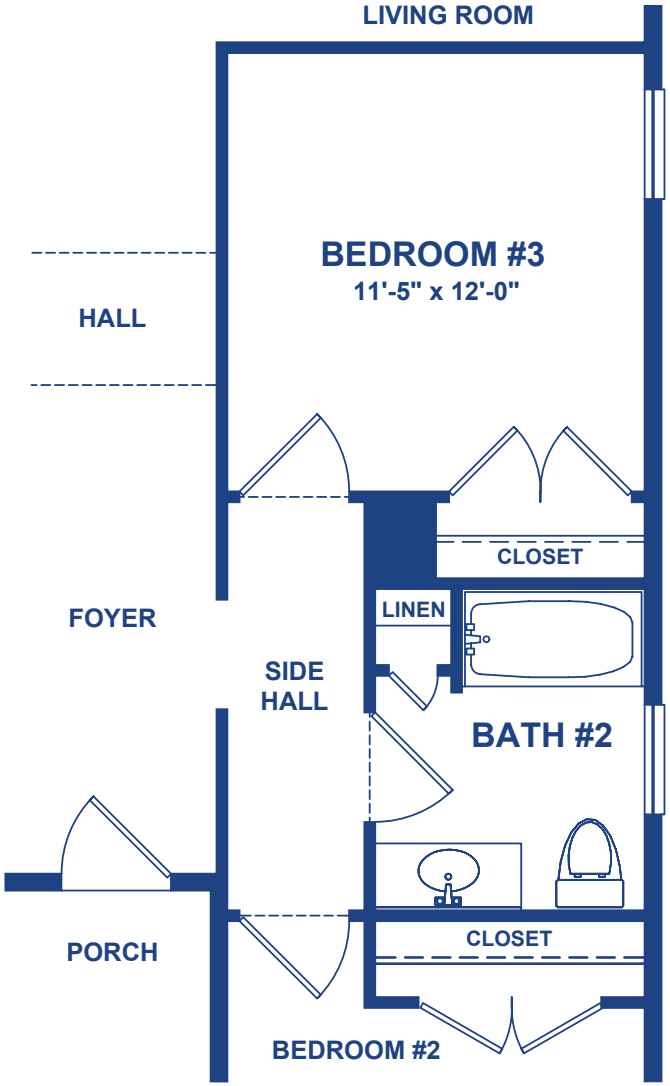
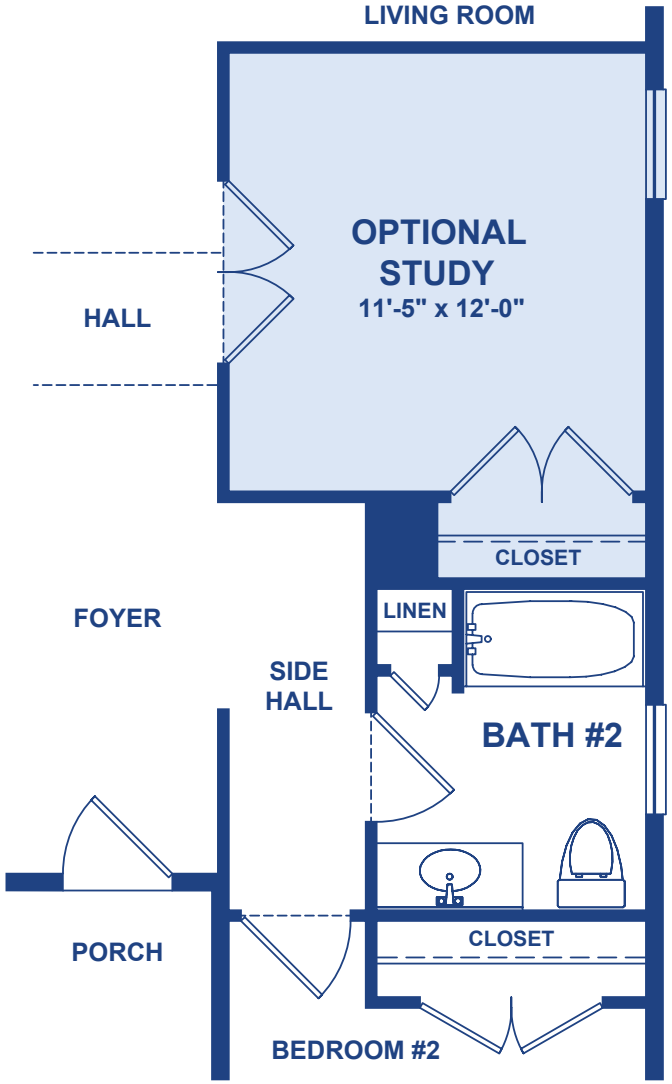
BEDROOM #3 CONVERSION OPTION

= **Optional Feature**



Standard Bedroom #3



Optional Study
(in lieu of Bedroom #3)
00926

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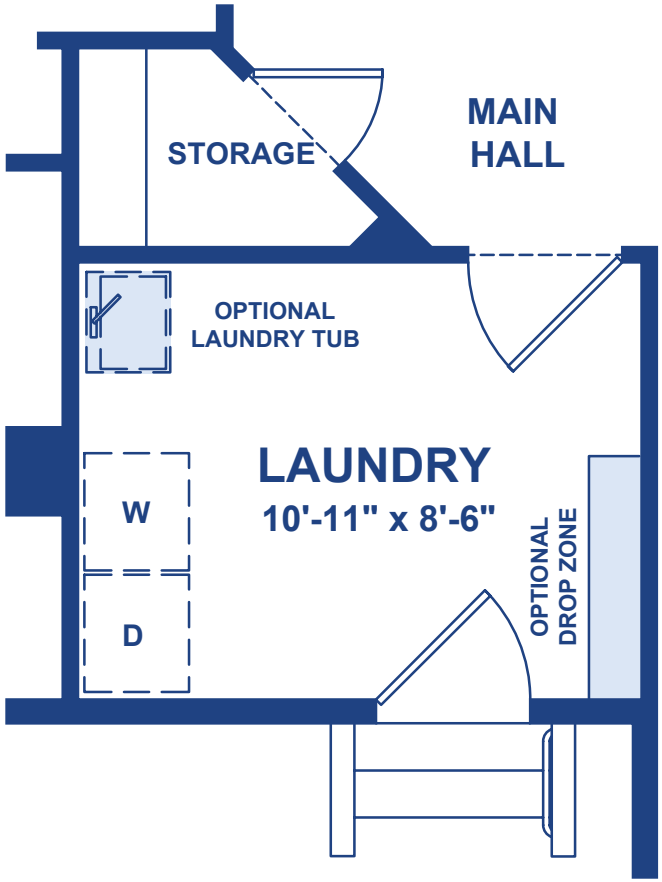
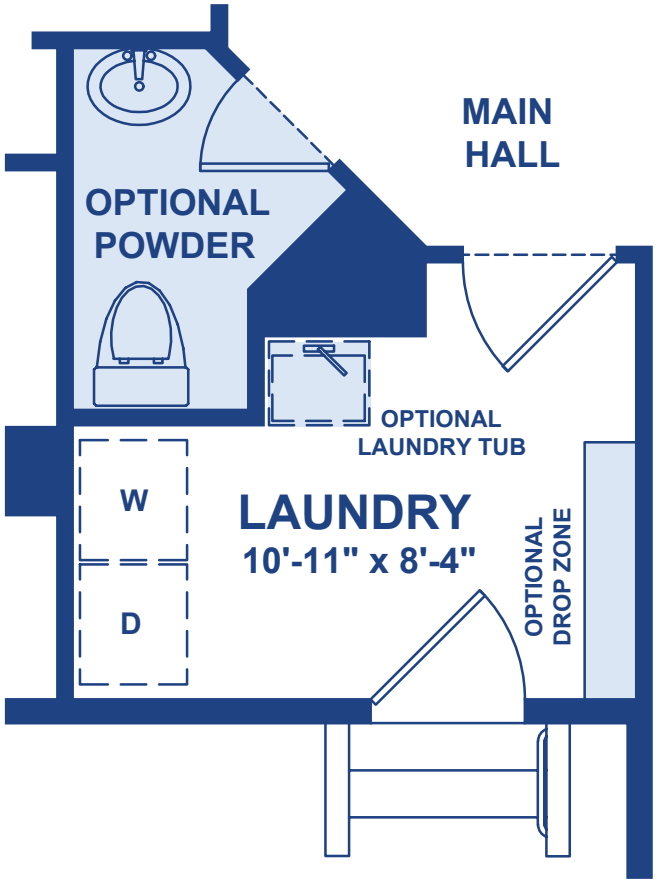
FIRST FLOOR POWDER ROOM OPTION

= **Optional Feature**



Standard Laundry Room



Optional Powder Room

00780

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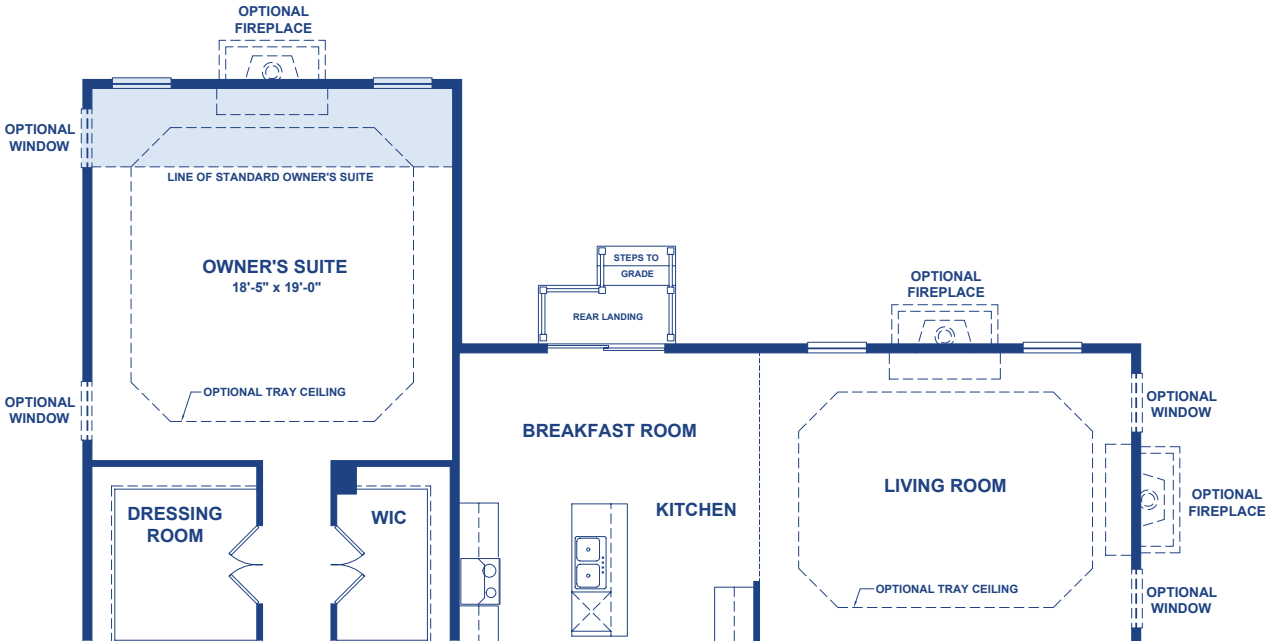
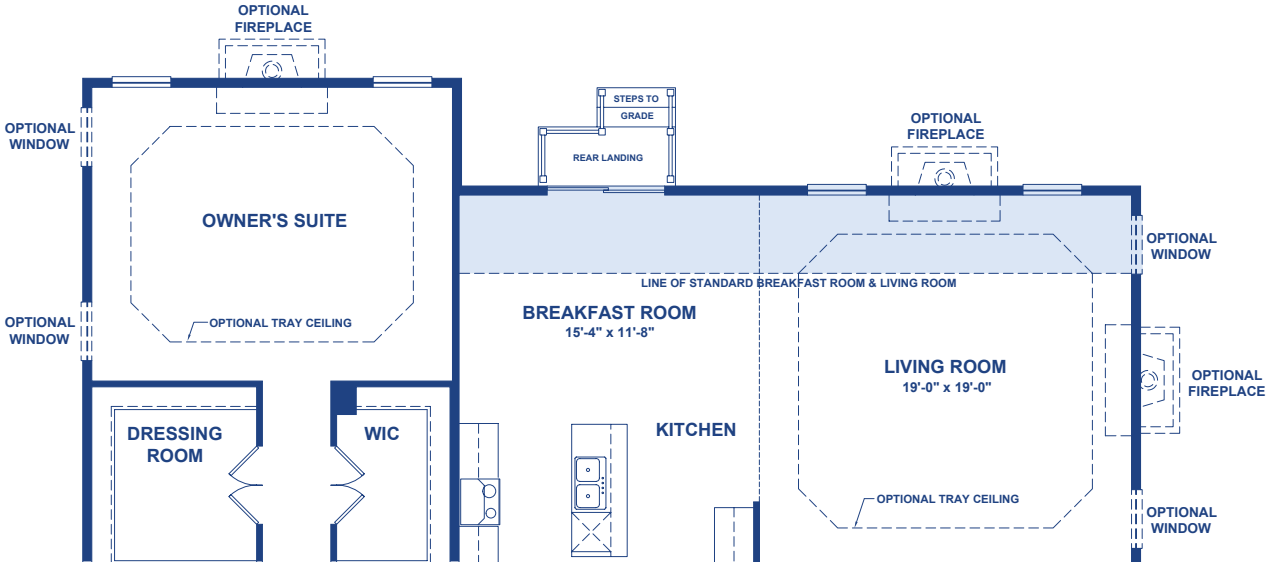
EXTENSION OPTIONS

= Optional Feature



Optional Owner's Suite Extension

00742



Optional Living Room/Breakfast Extension

00510

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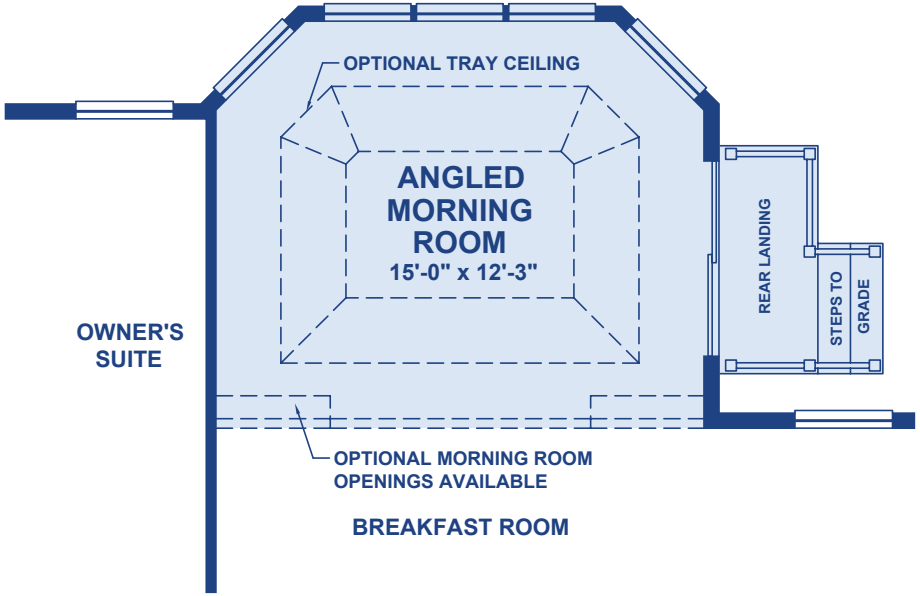
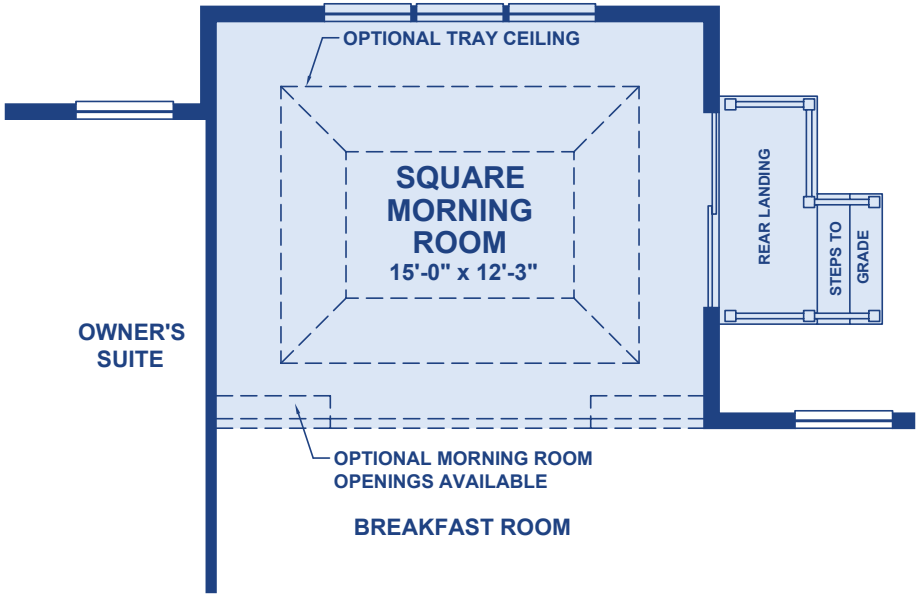
MORNING ROOM OPTIONS

= **Optional Feature**

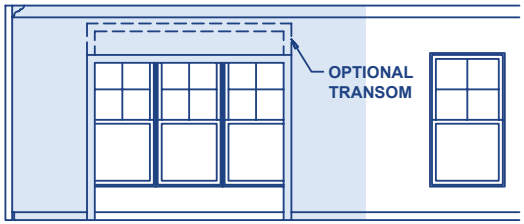


Optional Angled Morning Room
00727

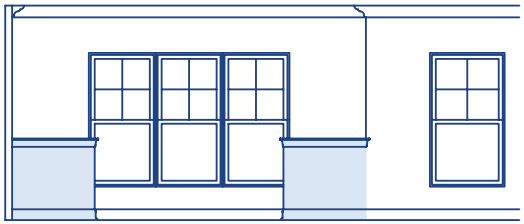


Optional Square Morning Room
00726

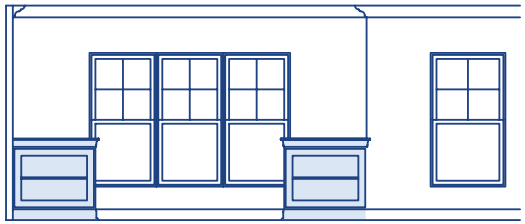
Optional Morning Room Openings



Optional Cased Opening
50116



Optional Knee Walls
50117



Optional Book Shelves
50125

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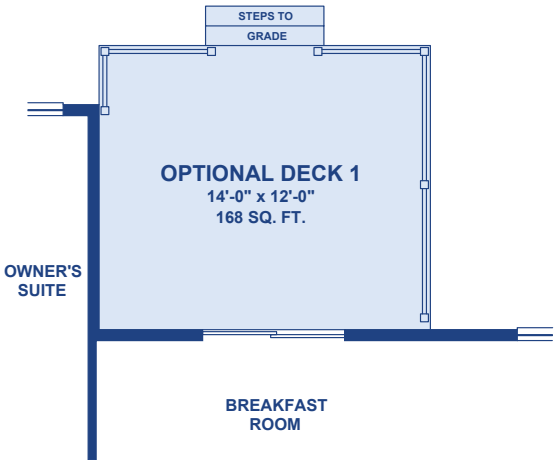
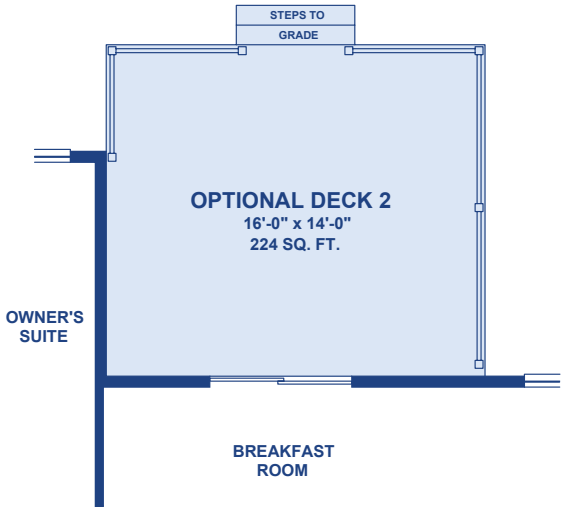
DECK OPTIONS

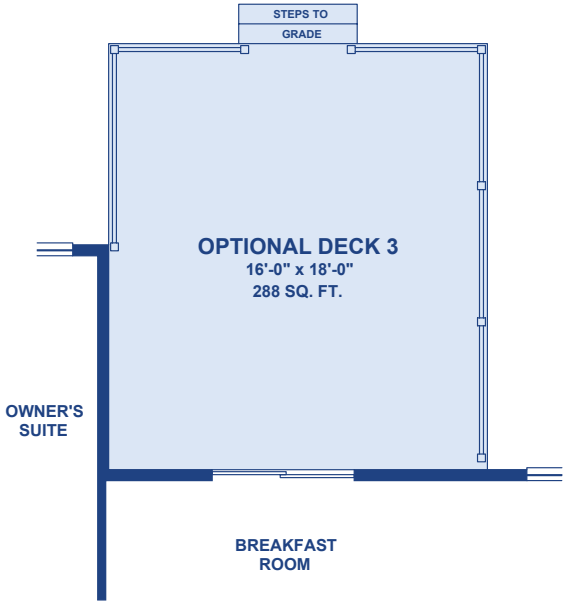
= **Optional Feature**



Optional Deck 1
02000
02040 (for Living Room/Breakfast Extension)



Optional Deck 2
02001
02041 (for Living Room/Breakfast Extension)



Optional Deck 3
02002
02042 (for Living Room/Breakfast Extension)

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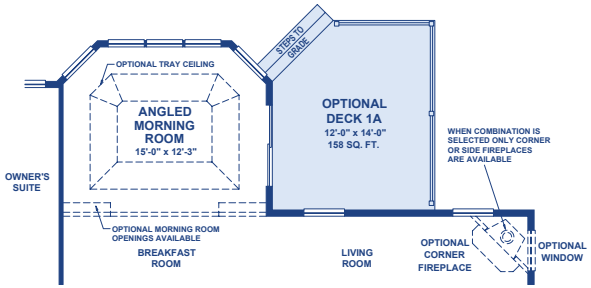
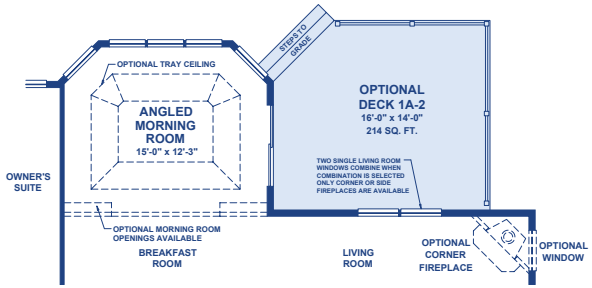
DECK AND MORNING ROOM COMBINATION OPTIONS

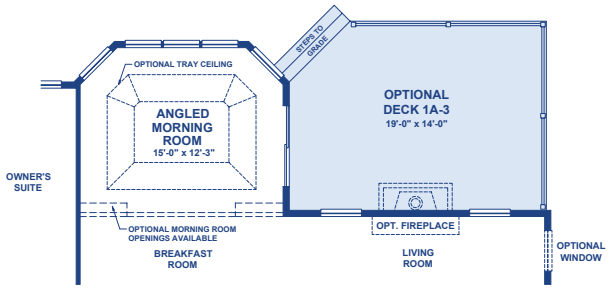
= **Optional Feature**



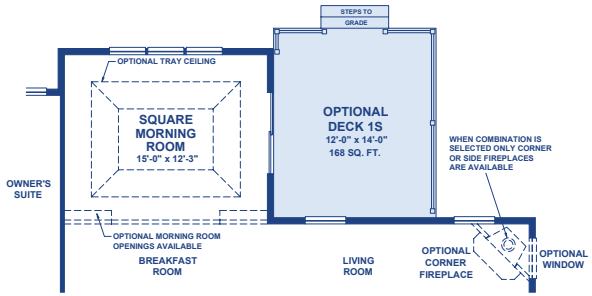
Optional Deck 1A
(only available with Angled Morning Room)
02010



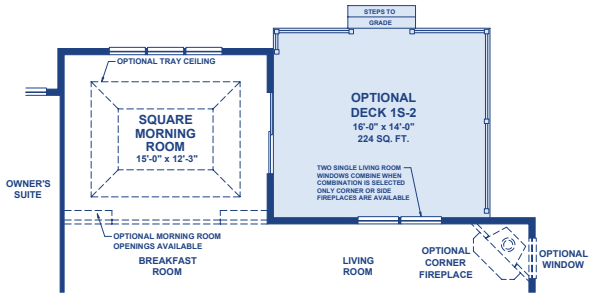
Optional Deck 1A-2
(only available with Angled Morning Room)
02014



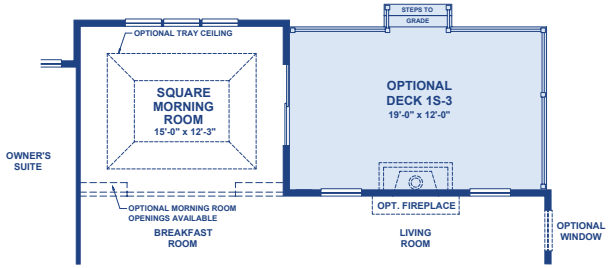
Optional Deck 1A-3
(only available with Angled Morning Room)
02015



Optional Deck 1S
(only available with Square Morning Room)
02020



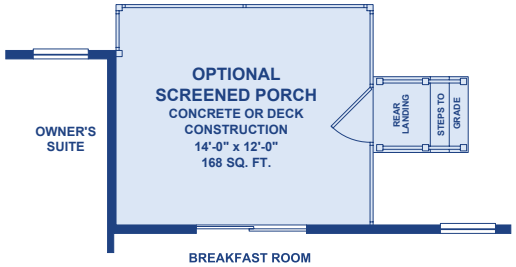
Optional Deck 1S-2
(only available with Square Morning Room)
02022



Optional Deck 1S-3
(only available with Square Morning Room)
02023

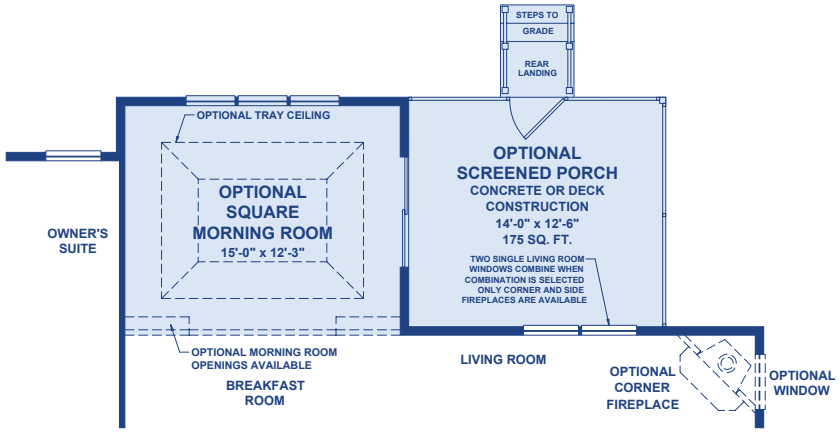
THE NELSON

SCREENED PORCH AND COMBINATION OPTIONS

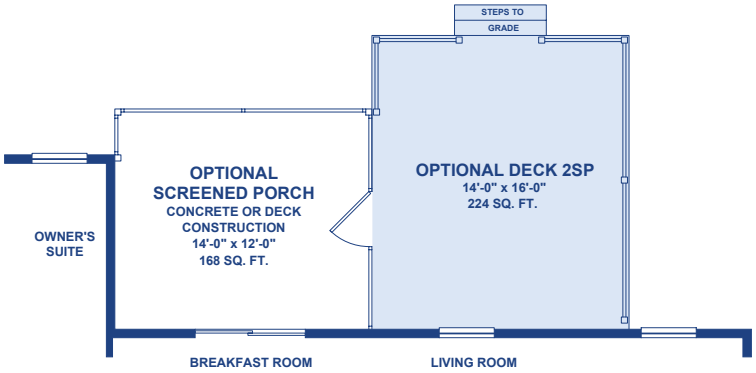


Optional Screened Porch
00820, 00825

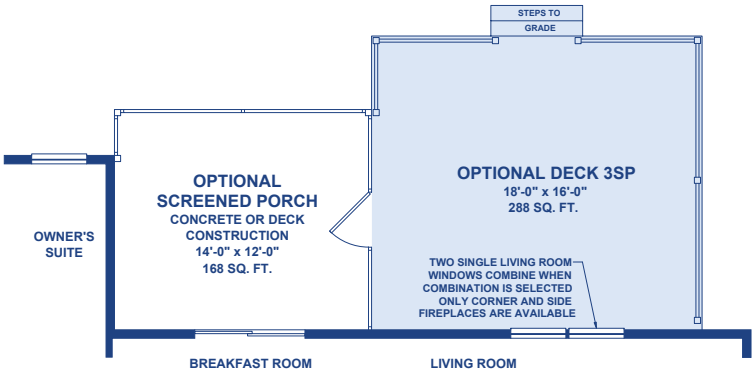
Optional Deck 1SP **02030**
(only available with Screened Porch)



Optional Screened Porch with Square Morning Room
00837, 00839



Optional Deck 2SP **02031**
(only available with Screened Porch)



Optional Deck 3SP **02032**
(only available with Screened Porch)

= Optional Feature

NOTES

THE NELSON

EXTERIOR OPTIONS

Choose Your Favorite
From These Four
Distinctive Exterior Styles

The Lakeview Elevation

Shown with optional upgraded carriage style garage door and upgraded glass entry door

The Coastal Elevation

Shown with optional stone watertable and upgraded carriage style garage door

The Heritage Elevation

Shown with optional upgraded carriage style garage door and metal roof accents

The Traditional Elevation

*The Traditional Elevation is available as a 1-story home only

NOTE: Plans, specifications and features are regularly updated.
Please be sure to view the **LATEST** version of this information at:

aBetterHouse.com

Insight Homes

16255 Sussex Highway, Bridgeville, DE 19933

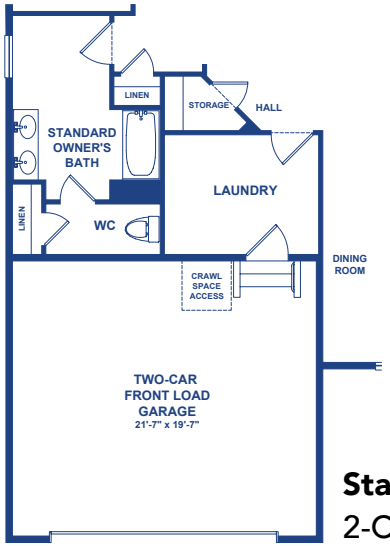
Its Just a Better House.com • 302-337-0400

Note: Elevations are artist's conception and may vary slightly from precise and most current blue prints and specifications. Elevations shown may contain optional features and upgrades. See your Community Sales Manager for details on standard features for the Nelson. Not all elevations are available in all communities. **4/24/2025**

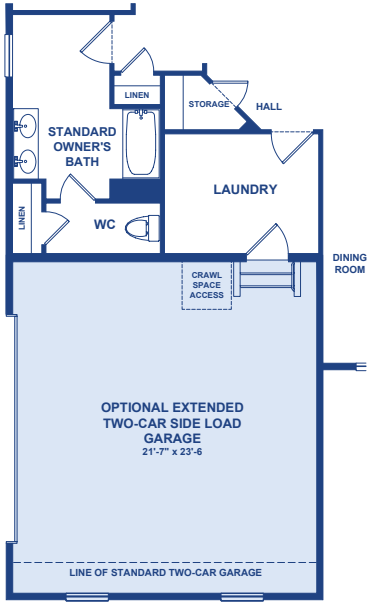
THE NELSON

GARAGE OPTIONS

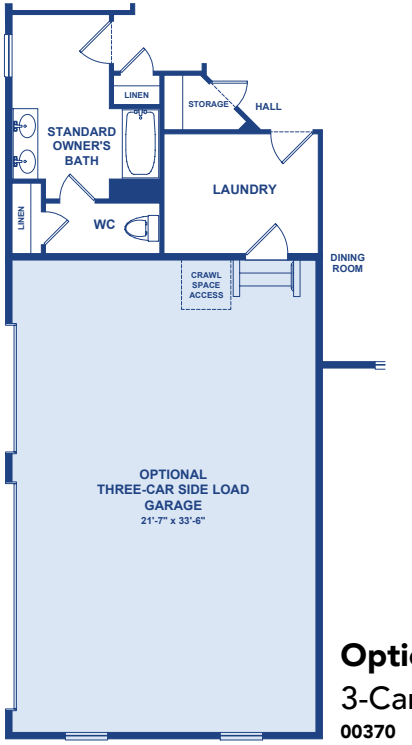
= **Optional Feature**



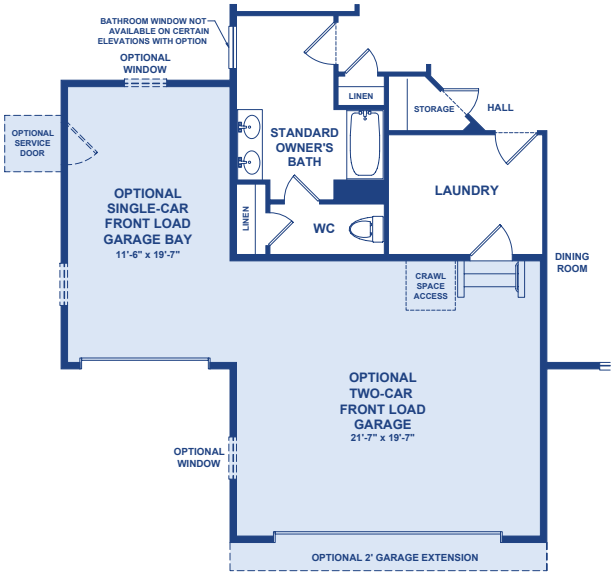
Standard Front Load
2-Car Garage



Optional Extended
Side Load 2-Car Garage
00350



Optional Side Load
3-Car Garage
00370



Optional Front Load
3-Car Garage
00360