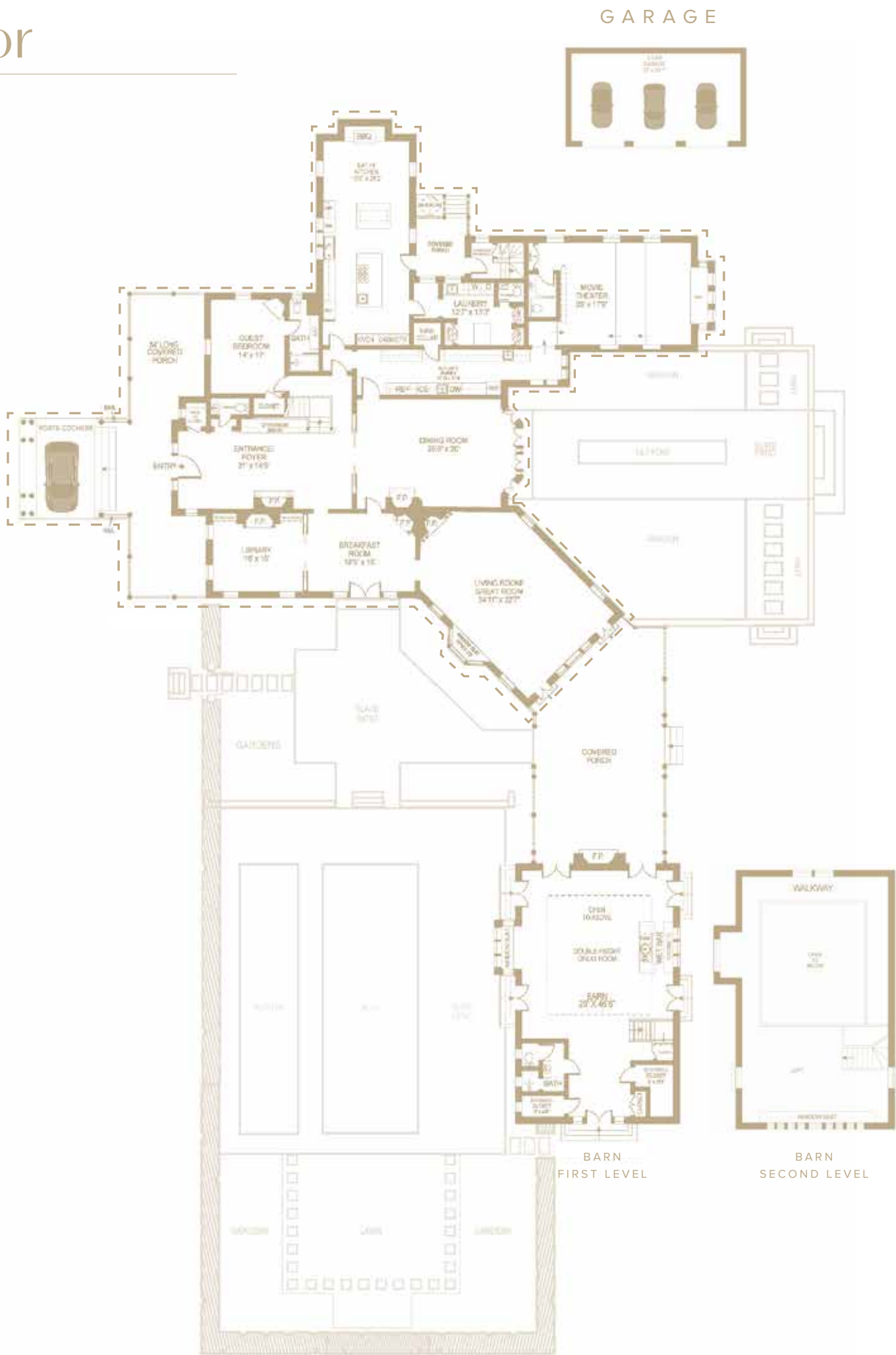


# First Floor



- 3,961 SF+/-
- 10'H Ceilings
- Grand 31'L Entry Foyer with Fireplace, Original Ionic Column Arches, Bench, and Detached Stairs; an Oversized Walk-in Coat Closet, Powder Room with Czech & Speake Faucet and Nickel Waterwoks Sink, and a Guest Bedroom are off the Hall
- A Guest Ensuite Bedroom with Fireplace, Waterworks Faucet & Sink, Country Floor Tiled Bathroom
- Library with Fireplace and Built-in Bookcases, Original Oversized Pocket Doors
- Breakfast Room with Fireplace, Custom Marvin French Doors Lead to Patios and Pool
- Magnificent 34'L Living Room, Large Columned Fireplace,

- 12'H Barrel Vault Ceiling with Custom Evergreen Faux Architectural Details; Original Custom Fluted Pilasters with Swags, and Intricate Moldings Flanking the Room; and a Charming Window Seat with Scrolling Lead Leaf Edged Windows; Custom French Doors Lead to Breezeway
- Colonnaded Covered Breezeway with 12'6"H Ceiling, Connecting the House & Barn; with Oversized Stone Mantel with Gas Fireplace, Doric Columns and Rails
- 26'L Formal Dining Room with Fireplace and Pocket Doors; Custom Marvin French Doors Lead to Lily Pond and Gardens
- 37'L Butler's Pantry with Wine Cellar, Sub-Zero Refrigerator, Miele Dishwasher, Two Waterworks Copper Faucets

- with Sinks, Microwave, Two Beverage Refrigerators, Separate Ice Machine, Extensive Cabinetry, and Ann Morris Lighting
- Expansive 36'L Eat-in Kitchen with Two Center Islands, Custom Cabinetry, Brick Indoor Grilling Station with Rotisserie, Viking Six-Burner Range, Stacked Viking Wall Ovens, Sub-Zero Refrigerator, and Dual Miele Dishwashers
- 15-Seat Movie Theatre, Surround Sound, Retractable Screen, Controlled Shades and Lighting, Window Seat in the Back, and Powder Room
- Laundry Room with Staff Powder Room
- Spacious Covered Back Porch

## Barn

- 1,742 SF+/-
- Double-Height Great Room
- Large Wet Bar with Heavy Wood Countertop made from the Stable's Wide Planks
- Stairs Lead to Open Loft Above, a Separate Hay Loft Alcove with Oversized Window
- Full Stone Bathroom with Shower
- Window Seat
- French Doors Opening to Pool, Breezeway, and Lawns
- Original 1898 Stables Relocated on the Property from the Southeast Corner New Foundation & Crawl Space Built, Part of 2nd Floor Removed, Interior Painted White; 7 French Mullioned Doors Added

# Second Floor



- 3, 509 SF+/-
- 9'5"H Ceilings
- Oversized Landing with Window Seat, a Small Covered Balcony, and a Wet Bar Tucked at Back with Sub-Zero Refrigerator with Ice, Waterworks Copper Faucet and Sink, and Custom Cabinetry
- Opulent Master Suite; Private Entry Vestibule, Sitting Room with Fireplace; Double-Height Bedroom with Fireplace, Discreet Stairs Lead up to Open Loft & Terrace Looking to ocean; Dual Marble Bathrooms with Walk-in Closets, Sherle Wagner Faucets (One Finished in Nickel, the Other in Gold), heated floors, and steam showers; One Bathroom with Jacuzzi Tub
- 3 Generously Sized Ensuite Guest Bedrooms, Each with Country Floor Tile and Mosaic Bathrooms, 2 with Fireplaces
- Separate Guest Apartment with Private Entrance & Curving Stairs to Central Living Room, Kitchenette, 1 Ensuite Guest Bedroom with Tiled Bath & Waterworks Faucets; an Ensuite Master Bedroom with Marble Bathroom & Waterworks Faucets, Walk-in Closet, and French Doors Opening to Private Covered Terrace Overlooking Lawns & Lily Pond Gardens

# Third Floor



- 1,852 SF+/-
- 8'6"H ceilings
- Gracious Stairs Continue to the Third Floor  
Spacious Open Landing with a Charming  
Peaked Ceiling Alcove Overlooking Front Drive
- 1 Oversized Ensuite Guest Bedroom/  
Office, with Large French Doors Opening  
to South Facing Terrace; Built-in Cabinets  
with Central Desk; Stone Bathroom with  
Waterworks Faucets, 2 Walk-in Closets
- Master Bedroom's Third Floor Loft &  
Walkway Connects through Walk-in Closet  
to Above Guest Bedroom
- Intimate Vestibule Leads to an Ensuite  
Guest Bedroom, Tiled Bathroom with  
Waterworks Faucets
- Additional Vestibule Leads to 2 Staff  
Bedrooms and Shared Bathroom