



## Bayberry

This builder's own manor home, full of exquisite detailing and many amenities, is privately tucked away, on 6+ acres. A long circular drive brings you to front door where there is a wonderful covered mahogany veranda across the front. An excellent floor plan includes a sun room, cherry library, kitchen/great room, luxurious master suite, children's bedroom wing that includes a playroom and much more. The third level and a walk out lower level are ready to be finished.

\$3,295,000

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WILLIAM RAVEIS  
EXCEPTIONAL PROPERTIES

# Welcome to Bayberry



A gated entry invites you into this wonderful estate, privately tucked away offering a tranquil setting.



The open and bright two story center foyer, with a custom herringbone hardwood floor and exquisite millwork, opens to the main rooms of the home. A graceful staircase leads to the upper level of the home with a balcony overlooking the foyer.



To the right of the foyer is the gracious living room with a marble fireplace. Glass doors on either side of the fireplace open to a delightful sun room.



Walls of glass, topped with transom windows, offer a room filled with sunlight and nature views of the property. Tucked away, in a quiet corner of the house, this would be a great place to curl up with a cup of tea and a good book.



To the left of the foyer is the lovely formal dining room. Raised wood panelling, a coffered ceiling and hard wood flooring create the perfect ambience for all your dinner parties. A door from the dining opens to a butler pantry and the kitchen beyond, making entertaining a breeze.



Glass French doors from the living room open to a richly paneled cherry library. The marble fireplace offers the perfect spot to gather round for a glass of wine and conversation in the evening. Built-in book shelves and cabinets, that also include two window seats, are ready to hold all of your books and photos.



The spacious kitchen has loads of French white cabinets with gleaming granite counter tops. The large center island offers work space and seating for a quick meal or snack. Top of the line appliances include a Wolf 6 burner gas range with a pot filler, 2 Asko dishwashers, a Wolf wall oven, microwave and a sub Zero refrigerator/freezer. Glass French doors in the breakfast area open to the spacious mahogany deck overlooking the back acreage.

A hallway from the kitchen takes you to a back hall with a staircase up to the bedroom level, a side door to the front porch and a family closet. The hall way opens to a mudroom, with a stone floor. Here, there is a door to the 3 -car garage, a family powder room and cubby holes by the door to the deck.



An arched doorway from the foyer takes you to the family room, that is open to the kitchen, creating a wonderful great room. A wall of glass topped with transom windows has a delightful window seat. A wall of built-in bookshelves and cabinets surround the stone fireplace. A wet bar area with a sink and wine cooler is conveniently located near the door to the library. This great room, full of casual elegance is perfect for family gatherings and informal entertaining.

There is also a staircase to the lower level from the great room. The spacious lower level has a wall of glass overlooking the back yard and a fireplace. Finishing has begun on this level with a large main room, a possible bedroom/office and full bath.



The staircase in the foyer takes you up to the bedroom level of the home. To the right of the stairs is a romantic master suite with a fireplace in the bedroom, a separate sitting room, dressing room/walk-in closet and luxurious master bath. You will enjoy this special retreat at the end of a long day.



The luxurious master bath, with its marble flooring, has a free standing soaking tub, a separate multi-spray marble shower, a water closet and "his and her" vanities plus a dressing table. All has been designed to pamper you.



To the left of the staircase there is a children's wing with four additional family bedrooms. This bedroom has a walk-in closet and full bath.



A wall of glass sits behind a wide window seat in this bedroom that has a walk-in closet and full bath



A common area that is perfect for a study/playroom separates these two bedrooms from the remaining two bedrooms. Also off the common area is a well-equipped laundry room, a staircase up to the third level and one down to the main level. The other two bedrooms have walk-in closets and share a Jack and Jill bath.



This “better than new” home, with energy saving features, has wonderful living spaces with lots of room to grow. The private property also has enough room for a pool and tennis court. Enjoy this idyllic setting with all the amenities of Westport just minutes away.

Style:	Colonial
Acres:	6.25
Year Built:	2005
Square Feet:	7800 +/-
Rooms:	14
Bedrooms:	6
Full Bath:	5
Half Bath:	2
Heating:	Oil/CA
Garage:	3 attached
Sewer & Water:	Septic, City Water
Exterior Features:	Deck, Porch, Sprinkler
Taxes:	\$38,126
Price:	\$3,295,000

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