



TAKING IT TO THE NEXT LEVEL IN WATER MILL HORSE COUNTRY

Water Mill. A seller on the move with an abundance of style has just listed her 7 bedroom home on a lush and landscaped acre overlooking a celebrity horse farm. This 7,500 SF+/- residence, on 3 levels of living space brings the combination of masterful construction, exquisite finishes, copious amenities and a sensible floor plan that have become the hallmark of the Farrell Building Company to a whole new level. A double height entry welcomes all over beautifully finished white oak floors that spread out to include the 20' X 25' great room with fireplace and a generous 19' x 22' living room both adorned with coffered ceilings. The state of the art eat in kitchen easily services the 16' X 16' dining room bolstered by a butler's pantry. A powder room, mud room and a 3 car garage adorned with California closets for extra storage complete the first floor. Upstairs the elaborate master suite offers an 18' x 18' sleeping chamber with fireplace, luxurious spa like bath, a large walk in closet and access to a generous balcony. Five additional bedrooms, all with baths ensuite, including a junior master with its own terrace, complete the 2nd floor. The finished lower level adds additional living space offering gym, recreational rooms, media room, an oversized staff suite or extra guest room, as well as room for storage. Outside, both covered and uncovered patios overlook the heated Gunite pool, spa and a cabana, all set within ample lawn and a professional landscape package. Motor south a short distance to the villages of Water Mill, Bridgehampton and Southampton and their pristine ocean beaches while very hot Sag Harbor with its marinas and chic restaurants is just down the road to the north. Like the house just the way you see it? You'll be happy to know that the furnishings are for sale separately. If you are a horse person, board and ride your horses just next door at Bright Side Farm, one of the newest and most state-of-the-art equestrian facilities in the Hamptons. Call today for your private tour. Exclusive. **\$4.995M WEB# 49600**

5 ACRE BAY VIEW ESTATE WITH TENNIS

Water Mill. High in the hills of Water Mill North, a gated drive climbs gently towards a most magnificent 8 bedroom estate finally ending at an arrival courtyard overlooking a long, rectangular reflecting pool. Poised on nearly 6 acres of landscaped privacy, the 7,200 SF+/- residence, recently renovated and refurbished by designer Gale Sitomer, welcomes all over stone floors into a dramatic two story entry with walls of glass bringing light throughout the house. Private accommodations are scattered about the first floor including a featured guest master, 4 additional bedrooms with baths ensuite and 2 staff bedrooms sharing a full bath. Upstairs an open floor plan highlights common rooms that include living room with fireplace, dining room, large, professionally equipped eat-in kitchen with fireplace as well as an office up a short stairway with views to the Peconic Bay. Begin and end your days in the beautiful master suite augmented by the newly renovated luxurious bath. Additional amenities include a gym in the basement with space for a screening room and a two-car garage. Outside a large free-form Gunite pool with waterfall and spa is serviced by the 700 SF+/- pool house that overlooks the full size, all weather tennis court. This unique estate is a short drive to the villages of Bridgehampton, Water Mill and Southampton, with their pristine ocean beaches just beyond while very hot Sag Harbor with its marinas and chic restaurants is just down the road. Contact us today for your private tour of this unique estate. Exclusive. **\$3.95M WEB# 41889**



Southampton to Montauk...Sagaponack to Shelter Island
The Hamptons for Buyers, Sellers, Renters & Investors

Gary R. DePersia
Licensed Associate Real Estate Broker
m: 516.380.0538
gdp@corcoran.com