



SOPHISTICATED SOUTHAMPTON ESTATE - COVER PROPERTY

Southampton. Sheltered behind a gated entry, this stunning stone walled, manor-like home is the last of three properties secluded on a private lane in the heart of the village. Designed for maximum privacy amid an exquisitely landscaped 2 1/2 acre setting, the stylish interior offers extraordinary architectural detail and state-of-the-art amenities within a splendid layout for sophisticated 21st century living. The gracious living room, highlighted with beamed ceiling, paneled wall and elegant fireplace, forms the centerpiece of the residence that includes den/media room with fireplace, formal dining room and a superbly equipped center-isle gourmet kitchen with adjacent sun filled breakfast room. Each of the 5 bedrooms are sequestered from the others. The romantic first floor master suite, warmed by its own fireplace, is serviced by his and her baths, large walk through closet and doors to the grounds without. A guest master upstairs has its own fireplace and private terrace overlooking the spacious grounds while a loft like aerie awaits above. The recent addition of a brilliantly conceived informal living room/pool pavilion provides for both inside and outside needs. Outside, specimen trees, flowering shrubs and dense perimeter plantings are joined by acres of verdant lawn connecting the patios with the heated Gunite pool and a new full size all weather north/south tennis court. Plans are available for a significant renovation and addition to increase total living space to nearly 9,500 SF+/- . Call for your private tour today.

Exclusive. \$6.25M WEB# 22906



GIBSON LANE: THE PROMISE OF THINGS TO COME

Sagaponack. Nearly three acres, awash in Sagaponack sea breezes and only a few hundred yards to the beach, presents an unparalleled opportunity in the hamlet that has become the nexus of the Hampton lifestyle. An amiable 4 bedroom farm house of recent vintage anchors this expansive property, which additionally offers a two-story barn with upstairs finished loft and full bath, heated pool and acres of grassy expanse, all secluded behind tall perimeter trees. However, those seeking something more formidable might be intrigued to learn that this singular offering could accommodate a new 8,300 SF+/- residence, pool, 1,245 SF+/- pool house/accessory structure and full size North/South tennis court that would have views to the East of a nearby horse farm and South across an 11 acre reserve past a handful of ocean side estates to the very Atlantic beyond. Held in the same ownership for nearly 400 years, this never before available 2.75 acre property presents a limited window to create the ultimate Hampton experience.

Exclusive. Price Upon Request WEB# 31536



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



GRACE ESTATE ELEGANCE

East Hampton. Poised on 2.4 acres on the end of a peaceful cul-de-sac surrounded by waterfront reserve parkland sits a 3,500 SF+/- residence in the exclusive waterfront community of The Grace Estate. Surrounded by nature, serenity abounds in this elegant Georgian-inspired residence with 4 bedrooms and 4.5 baths. Fireplaces warm the formal living room, dining room and the den adjacent to the fully equipped kitchen. Upstairs the master suite with its own veranda is joined by 2 guest bedrooms with baths ensuite. A short stroll past your expansive backyard with pool and Koi pond down a quiet path brings you to the pristine bay beach. Moor your boat right in your backyard or set sail in Northwest Harbor off to Sag Harbor, Shelter Island and beyond.

Exclusive. \$2.495M WEB# 33006

Gary R. DePersia 516.380.0538 gdp@corcoran.com | Danielle Wilson 631.377.6682 dwilson@corcoran.com



SOUTHAMPTON 5 ACRE ESATE AWAITS

Southampton. If the devil is in the details then life could definitely heat up when you preview this compelling custom 6,700 SF+/- traditional on 5+ acres north of the highway in Southampton. Low stone walls frame a long gated drive up to a 7 bedroom residence which is highlighted by custom molding details embellishing a sensational room layout that includes a dramatic double height entry foyer opening to the great room below coffered ceilings and warmed by an oversized fireplace with custom mantle. The formal dining room, large enough to invite both sides of the clan, is bolstered by a butler's pantry and serviced by an outstanding eat in kitchen with professional grade appliances and creamy white custom cabinetry. The informal living room stretches from the front to the back of the residence outfitted with wet bar just waiting for the pool table, informal dining table, and couches and chairs to position in front of a 60" flat screen TV. A featured guest suite with fireplace, a pair of walk in closets and spectacular bath completes the first floor. Upstairs the master wing is a sanctuary unto itself featuring sleeping chamber with fireplace, his and her bathrooms, a sitting room/office and oversized walk in closet. Three guest suites complete the second floor. The lower level adds incredible finished space including recreational areas, staff suites, powder room, wine room, cedar closet and full laundry facilities. The outdoors beckon as expansive landscaped grounds frame the heated Gunite pool and spa and 60 x 120 all weather tennis court with basketball half court. And although the villages and beaches are close at hand with all this going on why would you ever leave?

Exclusive. \$4.85M WEB# 22967



ALMOST OCEAN OFF FURTHER LANE

East Hampton. Spanning nearly 2.5 sun-splashed acres 400 yards from the beach, this Lawrence Randolph designed home combines masterful construction with state of the art amenities to create the ultimate East Hampton estate. With a very spacious 8,500 SF+/-, a 6 bedroom residence offers panoramic views from gracious rooms including the state-of-the-art kitchen with its own informal living room, double height great room, formal dining room, luxurious master suite with private ocean view balcony and his and her baths plus 5 additional bedrooms with full baths and radiant heat. An additional 3,500 SF+/- awaits in the finished lower level including recreational rooms, gym, staff lounge and full bath. An elevator connects all three floors. Outside extensive mahogany decking and broad stone patios frame the heated Gunite pool, hot tub, pool house and tennis court amidst superb landscaping. All this, with deeded ocean access to the broad beaches of Two Mile Hollow, now with lifeguards and bathroom facilities, beckons the savvy buyer quick enough to preview this sensational listing.

Co-Exclusive \$19.95 WEB# 24232

