



## EXQUISITE MANOR HOME

**Bridgehampton.** In a premier location, framed by the sprawling farm fields of Bridgehampton South, a nearly 7,000 SF+/-, newly-constructed exquisite manor home designed by McDonough & Conroy and custom built for exacting owners by Farrell Building Co. with stunning interiors by Greg McKenzie, epitomizes much of what makes the Hamptons a world class destination. The sun drenched entry some 20' high, welcomes all over white oak floors that fan out to include the dramatic great room with fireplace, an expansive kitchen bolstered by adjacent living room with fireplace as well as a butler's pantry that services the intimate dining room. A sunroom is warmed by a fireplace and heated floors while a patio awaits just beyond. A fireplaced guest master will become the favorite haunt of lucky invitees. A laundry room and a two car garage complete the first floor. Upstairs the impressive master suite offers fireplace, luxurious bath with radiant heat and steam shower encased in glass walls and a private balcony. Sharing the 2nd floor and views of the surrounding farm fields are 3 bedrooms, with baths all ensuite, second laundry room and an additional 500 SF finished room waiting to be designated as an office, studio or an extra bedroom with plumbing nearby to add a convenient bath. An elevator accesses an additional 3,000 SF+/- of finished space in the lower level offering recreational areas, 2 staff suites and dedicated gym space. Outside, this privately landscaped property with generous stone patios and lawn, embraces an impressive 600 SF+/- pool house, with both indoor and outdoor fireplaces and showers, cabana kitchen, napping room, full bath, and laundry servicing the 44' heated Gunite salt water pool with spa. Walk to the village for lunch and shopping or bike to the beach from this coveted south of highway location.

Exclusive. \$7.895M WEB# 38758



## RESERVE YOUR VIEWS IN WATER MILL SOUTH

**Water Mill.** Caressed by bay and ocean breezes a 7,800 SF+/- residence by M & M Custom Homes is now complete on 1.5 acres with views overlooking Mecox Bay to the South and a contiguous 35 acre reserve to the North. A grand two-story paneled foyer ushers all over 6 inch rift and quarter sawn white oak floors into the great room and living room, both warmed by fireplaces and highlighted by custom moldings and intricate details. Command your empire from an office, sequestered from the rest of the residence with its own entrance, which offers views of the bay from a well-positioned desk. A generous eat-in gourmet kitchen, augmented by large pantry will form the centerpiece of this spectacular new home, while the formal dining room with fireplace is large enough for both sides of the clan. A generous guest bedroom suite, powder room, mud room with an additional powder room and a 3-car heated and tiled garage complete the 1st floor. Upstairs, the master wing with sitting room, fireplace, walk-in closets, expansive bath and both covered and uncovered terraces is joined by four guest bedrooms with baths all ensuite. A library/media alcove looking out over the reserve puts the finishing stroke on the second floor. The lower level adds 4,000 SF+/- of additional living space, including recreational areas, gym with spa bath, wine cellar, optional home theater and 2 staff suites with full bath. An outside fireplace highlights the broad stone patios, upon which an outdoor kitchen resides, leading to the 20' x 40' heated Gunite pool with spa, cabana and sunken N/S tennis court, all with views of the reserve beyond. Now is the time to preview this superlative new construction to be in for the Fall and all the other seasons to come.

Exclusive. \$10.95M WEB# 13796



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