

WINTER 2017

STOWE, VERMONT AND VICINITY Real Estate



Cover Photo By Teresa Merlman

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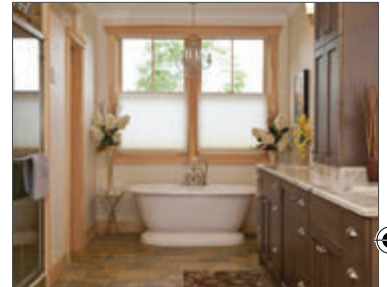




Elaine Flynn - Rental Manager
(802) 760-3152 | elaine.flynn@pallspera.com
pallsperarentals.com



ADAMS MILL - STOWE, VERMONT
5 Bedrooms | 4 Baths | Sleeps 10
Rental# SW1434401484, Summer Seasonal Rental



STERLING BROOK FARM - NEAR STOWE
6 Bedrooms | 5 Baths | Sleeps 12
Rental# MB1444132260



What level of service do you prefer?

The Trusted Name in Real Estate Since 1969



“Windswept” - Popular Taber Ridge neighborhood. Through a gated entrance is a home like no other in Stowe. The best construction materials and workmanship available and sited on an enormous view parcel of 27 acres. Constructed with an eye for classic elegance with extraordinary landscaping, pool, cabana, and a caretaker’s apartment. The gardens alone are worth the price and the views ... priceless. (802) 253-9771 MLS# 4607998 | \$2,350,000



Convenient to Mountain activities, village schools, shops and banking. Wonderful private road/setting leads to family home with extraordinary views. Property is currently enrolled in VT Current Use tax program. (802) 253-9771 MLS# 4501523 | \$1,290,000



In the heart of Stowe Village - creative and quality renovations of two properties, a single-family bungalow and multi-use building. Ready to occupy as a commercial enterprise or as an elegant artistic residence. (802) 253-9771 MLS# 4606735 | \$1,195,000



A quintessential VT property; Private and pastoral yet carefully modernized. Original character maintained in wood floors, beamed ceilings and romantic fireplaces. Landscaped by a professional architect.
 (802) 253-1806 MLS# 4493950 | \$995,000



This custom 4+ BR condo is the epitome of elegant carefree living in Stowe. Hardwood floors, custom kitchen & bathrooms, twin fireplaces, and bonus family entertainment level with pool table, bar, and theater.
 (802) 253-9771 MLS# 4608271 | \$679,000



Iconic Stowe Inn with 21 accommodation units together with a 50 seat restaurant, 4-BR updated owner's living quarters and a log guest cabin. This is Stowe hospitality at its finest.
 (802) 253-9771 MLS# 4443325 | \$1,500,000



Excellent 2.32± Acre Stowe Hollow building lot that may be purchased individually or with a Gristmill Builders designed and constructed new residence. Wonderful views of Mt. Mansfield and Stowe Valley.
 (802) 253-9771 MLS# 4609313 | \$245,000



Three BR home with septic capacity for 6 BR. Enjoy 1-level living or finish the 2nd floor and/or walk-out basement. Oversized 3-car garage. Close to Lake Elmore.
 (802) 253-1806 MLS# 4490010 | \$290,000



Immaculately maintained 3-BR home boasts a wonderful, easily accessible location. Large master suite, woodstove, cathedral ceiling living room with fireplace. Beautiful 2.5± acre setting with 2-car garage.
 (802) 253-9771 MLS# 4479289 | \$384,500



Stunning 10± acre lots offering 180 degree views including Camels Hump & along Mt. Mansfield State Forest. Build your dream home and enjoy easy access to Burlington, Stowe Mtn. Resort, & Waterbury Reservoir!
(802) 253-1806 MLS# 4508106 | \$175,000+



A unique home rises from Sterling Brook to the rooftop hot tub with a panoramic view of the stars. 4 Bedrooms, 4 baths, renovated kitchen, multiple decks and 10 acres of land. An extraordinary VT experience!
(802) 253-1806 MLS# 4485213 | \$475,000



Expansive home on 10± AC w/mountain views & beautiful gardens. Exposed beams, family room w/FP & bar, living room w/brick FP, renovated main level master suite w/steam shower plus add'l guest area/in-law apt.
(802) 253-9771 MLS# 4426065 | \$675,000



Stunning 4-BR/3-BA home sits on 3± acres in the middle of a landscaped meadow. Open floor plan, gourmet kitchen, formal dining, vaulted ceiling, and grand staircase.
(802) 888-1102 MLS# 4495621 | \$290,000



Lovely well maintained home close to conveniences yet private. One level living with an open floor plan and great light, and a welcoming family room with sliding doors to a inviting private deck.
(802) 888-1102 MLS# 4515466 | \$265,000



Breathe, connect and reflect from this Adirondack-style log home on 58± acres. Craftsman detail and built-ins, gourmet kitchen with new Viking appliances, Great Room w/FP. Two stall barn, grazing & gardening space.
(802) 253-9771 MLS# 4603272 | \$695,900



Surrounded by 138± acres & panoramic views this beautifully crafted home embraces you in Zen-like calm. 1st floor master suite, chef's kitchen with FP, and great flow. 6 stall horse barn, riding ring, caretaker apt., and pond.
(802) 253-9771 MLS# 4471464 | \$1,700,000



Stunning farmhouse on 5± AC, surrounded by 300± AC of conserved land. Meticulously renovated and offered fully furnished. Spacious and open with an exceptional kitchen. Brand new master suite and luxury bathroom.
(802) 253-1806 MLS# 4197141 | \$1,200,000



When location, quality and design are important - this is the choice. Large airy open floor plan with expansive cathedral ceiling great room with floor to ceiling stone fireplace. Generous bedrooms, family rooms, 3 car garage, large entertaining deck overlooking extraordinary views to the East and South - none better. If your lifestyle is active and you want to be convenient to all Stowe activities, come to Country Club Drive.
(802) 253-9771 MLS# 4507035 | \$1,849,000



Attractive upper Stowe Hollow residence 3-BR, 2-BA, and 2,900± SF on 2.66± acres. Large deck overlooks Mt. Mansfield views, pond and Stowe valley. Detached 2-car garage with finished space overhead. (802) 253-9771 MLS# 4609434 | \$610,000



Peaceful pond-side setting, large lawn and perennial gardens are highlights of this 3-BR, 3-BA updated one level home. Easy and quick access to Mountain Road, Stowe Village, schools and points south. (802) 253-9771 MLS# 4601097 | \$449,000



Ideal owner/operator business - well maintained, recent renovations, fireplace suites, conference facilities, private swimming pool, and cafe restaurant. Ready to operate with all equipment and spacious owner's quarters. (802) 253-9771 MLS# 4444025 | \$850,000



Flat 13.8± AC parcel, w/beautiful views, abutting Copley Hospital, Copley Campus & Copley Country Club. In Morrisville's Special Use District - an ideal location for a medical/professional office. (802) 253-1806 MLS# 4412214 | \$1,587,000



Desirable location on 10± private acres w/mountain views. 4-BR family or vacation home w/FP, hardwood floors, family room, large deck, gardens, level back yard. Adjacent to extensive hiking trails. Classic VT! (802) 253-9771 MLS# 4508281 | \$625,000



This home boasts 5-BR, mudroom, formal dining room, 1.5± acre lot, and laundry area. Many recent upgrades. Easy access to the Lamoille Valley Rail Trail and ski ways. Commercial and multifamily possibilities. (802) 253-1806 MLS# 4508093 | \$199,000



Attractive and manageable small estate reflects Japanese architecture with hardwood floors, inglenook with fireplace, screened porch, views to Mt. Mansfield, separate guest apt. and attractive pools with cabana.
(802) 253-9771 MLS# 4503915 | \$675,000



Well built 5-BR home on 2+ acres with Mt. Mansfield views. Interior details include a touch of European style and a spacious, bright floor plan. Ideally located and designed for full-time use or as a vacation home.
(802) 253-9771 MLS# 4607502 | \$525,000



This light-filled contemporary farmhouse is turn-key and offered fully furnished. 2,372± SF, 3-BR home finished with a commitment to VT charm, set upon 10± private acres with panoramic views.
(802) 253-1806 MLS# 4419120 | \$330,000



Custom built 3-BR log home, convenient access to I89 and only minutes from Stowe Mtn. Resort. Features include a wood-burning FP, great room with window wall, wrap-around deck, and finished lower level.
(802) 253-1806 MLS# 4466913 | \$490,000



Views in all directions. Bright, light home with soaring ceiling, FP, garage(s), in a little known enclave between Morrisville/Stowe. Enjoy the everchanging sights and sounds of nature from the edge of the wetlands.
(802) 253-9771 MLS# 4480162 | \$429,999



This charming village home is reminiscent of the early 20th century... 3 porches, 2,374± sq. ft., 5 bedrooms, 2 baths and an attached 2 car garage. Could potentially be split up into smaller units.
(802) 253-1806 MLS# 4515875 | \$249,000



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This fantastic home is set on a private 5± acre lot just minutes from Lake Elmore. Newly renovated interior with bright living spaces, wood stove, new flooring, large windows and kitchen w/stainless steel appliances. (802) 253-1806 MLS# 4498644 | \$230,000



Magnificent Green Mtn and Mt. Mansfield views, beautiful pond, expansive lawn and fields. Unique contemporary home on 13.48± acres. Creative design with many interesting angles and soaring ceilings. (802) 253-9771 MLS# 4420205 | \$399,000



Village Victorian, circa 1885, on double lot. Boasts welcoming covered porches, 9'-10' ceilings, pocket doors, 2-FPs, hardwood, tile & slate floors. Spacious cherry kitchen w/granite island. Mixed use zoning. (802) 888-1102 MLS# 4459314 | \$325,000



Beautifully renovated Greek Revival with attached garage on almost 60 acres, with spectacular 4 stall barn and heated workshop. Plenty of pasture, near village shops, convenient to Burlington. (802) 253-9771 MLS# 4374099 | \$698,500



Beautiful 4-BR Village home w/breakfast nook & enclosed porch. Large living area, a full basement, hardwood floors, built-in hardwood cabinets. New windows. Beautiful perennial gardens. (802) 888-1102 MLS# 4408455 | \$195,000



This home has lots of potential. A remodeled ranch style home with addition, lots of room inside and out to roam. Hearthstone wood stove as well. This is a must see! Vast trail and Lake Eden minutes away. (802) 888-1102 MLS# 4511373 | \$168,500



DIRECTORY



1800 MOUNTAIN ROAD ~ PO BOX 539
STOWE, VERMONT 05672

MAIN: (802) 253-9771
TOLL FREE: (800) 253-2700
FAX: (802) 253-9993

- DEBBY BURNOR x114
- RICK CARRICK x146
- ROY CLARK x147
- JUDY FOREGGER x135
- JEREMY FOSTER-FELL x133
- JOHN GRADY x134
- LISA GRADY x139
- BRENDA HEDGES x118
- MATT HILL x159
- ED IZZO x128
- BARBARA LESWING x126
- MARY LINTERMANN x141
- BOB MCLEOD x116
- GEORGE NELSON x137
- PALL SPERA x111
- SHERRY WILSON x149



62 MAIN STREET ~ PO BOX 539
STOWE, VERMONT 05672

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FAX: (802) 253-1807

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- BRYDON BEASANT x119
- ANDREW GILLESPIE x130
- CUBBY MOMSEN x125

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- PAUL GEARY, IT (802) 253-9771 x123
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- SANDY GODIN, Office Administration (802) 253-9771 x110
- ERIKA HEINTZ, Office Administration (802) 253-1806 x113
- LINDA JOHNSTON, Office Administration (802) 888-1102 x112
- GRANT WIELER, The Bateman Group Listing Coordinator (802) 253-1806 x150



65-5 NORTHGATE PLAZA~PO BOX 507
MORRISVILLE, VERMONT 05661

MAIN: (802) 888-1102
TOLL FREE: (877) 888-4679
FAX: (802) 888-1106

- NANCY DURAND x140
- BOB DURAND x117
- CASEY GRONDIN x155
- LAUREL HOULE x158
- ANGELA LAMBERT x136
- PENNY MASON ANDERSON x145
- NANCY PRITCHARD x153

For more information on the properties on these pages or to do a customized Vermont property search, scan the barcode at the right or visit pallspera.com



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LUXURY PORTFOLIO
INTERNATIONAL™



Judy Foregger



WESTERLY MOUNTAIN VIEWS & SUNSETS

Country Elegance

- Five Bedrooms, Seven Baths
- 11± Acres
- 10,000+ Finished Sq. Ft.
- MLS# 4493610

Offered at ... \$2,750,000



A HIDEAWAY FOR GUESTS OR EXTENDED FAMILY



CLASSIC DETAILED DESIGN



AN INVITING SUNLIT GREAT ROOM



GOLD LEAF CEILING DETAIL

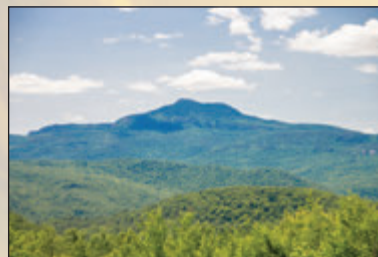


CUSTOM HOME - EXCEPTIONAL STONework

Spectacular Setting

- Three Bedrooms, Four Baths
- 5.69± Acres
- 4,300+ Finished Sq. Ft.
- MLS# 4436024

Offered at ... \$835,000



CAN YOU IMAGINE THE SUNSETS?



AN ELEGANT & WELCOMING HOME



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 Cell 802.272.7773
 judy.foregger@pallspera.com
 judyforegger.com



A SPACIOUS HOME

Location, Location, Location

- Four Bedrooms, Five Baths
- 4± Acres
- 5,400+ Finished Sq. Ft.
- MLS# 4509032

Offered at ... \$850,000



OUTSTANDING MT. MANSFIELD VIEWS



CATHEDRAL CEILINGS WITH FIREPLACE



AN 18TH CENTURY FARMHOUSE

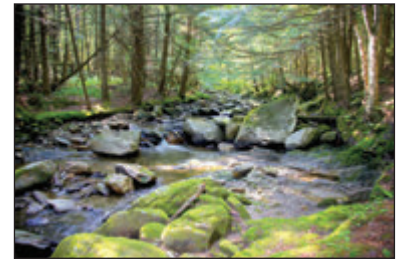
A Vintage Home

- Six Bedrooms, Five Baths
- 4-Stall Horse Barn
- 6,000+ Finished Sq. Ft.
- MLS# 4387547, 4377252

Home on 36± Acres ... \$850,000 | Home On 73± Acres ... \$1,175,000



A SPECIAL DINING EXPERIENCE



STERLING BROOK RUNS THROUGH ...

NOW is the time to buy that special land parcel for your dream home...



Loomis Pastures Starting at \$139,000

- Easy Accessible Location
- Big Views & Adjacent to Brook
- 2± Acre Parcels
- Adjacent to 16± Acres of Open Land



Stagecoach Lane Starting at \$165,000

- Breathtaking Views
- Permitted for 4+ Bedrooms
- 5-12± Acres
- Neighborhood of Fine Homes



Blush Hill Starting at \$169,000

- Four Parcels Available
- 6+ Acres
- Magnificent 30± Acre Pasture w/Subdivision Potential
- Outstanding Location



IZZO AND CLARK

37 Years of Real Estate Experience | Combined 90 Years of Living in Stowe

Contact us and let us assist you with your real estate needs...



The Willoughby Inn with 8 Cottages is located on Lake Willoughby in the Northeast Kingdom of Vermont. This country Inn with 460 feet of shoreline optimizes the beauty of northeastern Vermont with all it's activities and recreation. It is an immaculately kept and operated inn. Annually returning customers (upwards of 70%) enjoy the lake, hike, antique or a participate in a myriad of winter activities including the access the VAST Trail system. Historical financials are available with signed confidentiality agreement.

\$1,875,000



This enchanting property is set in the classic and well preserved Sugar House Hill development near the Mountain Road. Contemporary, open design residence, 5-BR including two master suites. New custom kitchen, hot tub, sun drenched swimming pool & abundant perennial gardens.

\$775,000



Exceptional and immaculate 68 acre farm complete with updated architect designed main residence, twin ponds with pond side gazebo, rolling meadows and vistas as well as caretaker residence, 4 stall horse barn with paddock and maple sugarbush with a restorable sugarhouse. Extensive trail network for riding, mountain biking and hiking. This property is a true treasure and well worth the modest asking price.

\$975,000



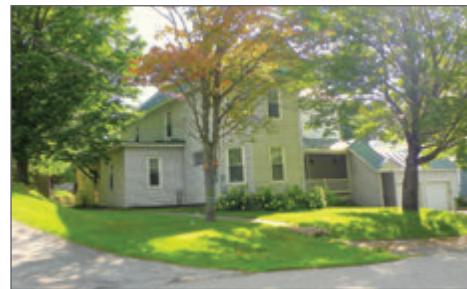
This two bedroom Mountainside Condo on the entry level is located 5.2 miles from the Stowe Mt. Resort. Short walk to the pool building with exercise equipment and Jacuzzi. Good stream of income. Across the street from the Alchemist Brewery.

\$112,500



The only 2 Bedroom Topnotch Townhouse on the market. Adjacent to the Topnotch Spa & 2 Restaurants. 2 level townhouse 2 baths with 2 porches. Fully Furnished. Rented through Topnotch. Less than 4 mi. To Stowe Mt. Resort

\$385,000



Well maintained & charming early 1900's home. 4-BR accessed by two staircases, plus a master suite. New chef's kitchen highlights the 1st floor which overlooks the large sunny backyard. Quiet neighborhood, convenient to all town services and near Norwich University. Priced below assessment.

\$250,000



The idyllic setting of this dream property ensures a vitalizing connect with Nature. This four season property provides privacy, phenomenal views, quiet comfort and 700+ feet of frontage on a serene crystal clear lake.

\$415,000



ED IZZO

(802) 760-3128

ED.IZZO@PALLSPERA.COM



ROY CLARK

(802) 760-3147

ROY.CLARK@PALLSPERA.COM

Stonybrook

A wonderful place to call home or to vacation.



160 Park-like acres with beautiful views to explore, recreate, enjoy or use as your base for easy access to all else Stowe has to offer. On-site swimming pools, tennis courts and 'club house' with hot tub, sauna, exercise equipment, game room. Abuts the Stowe Rec Path. On-site management/maintenance to care for your property. Exterior changes permitted in most cases. No other place like this to call home!

Each unit is different.
Many options available.



Unquestionably one of the most exquisite units in town. Fine finishes, large custom kitchen. 2 car garage, library, media room, elevator.
\$899,000

One of Stowe's largest units with 5 bedrooms, family room, library and wine cellar. 2 car garage.
\$590,000



A 'newer' 3 bedroom unit with finished walk-out lower level and screened porch. Garage.
\$519,000

3, Potentially 4 bedrooms, wheelchair accessible main floor, bedroom suite, office, den. Large Family Room. Pond-side. Garage. \$359,000



2 bedroom recently renovated unit with beautiful views and easy access to amenities. Good rental history.
\$327,500



Sherry Wilson

(802) 760-3149

sherry.wilson@pallspera.com



Jeremy Foster-Fell

(802) 760-3133

jeremy.fosterfell@pallspera.com



Stunning home sits on 72+ acres. Artfully designed open floor plan includes tiled foyer w/dog shower, gourmet kitchen, formal dining, cathedral ceiling, Master suite w/walk-in closet & Jacuzzi tub. Upstairs loft w/pool table, another bedroom & full bath. Outside 2 swimming ponds, 3-car detached garage w/storage. Walking/hiking trails, storage shed, & sunny deck w/hot tub!!

MLS# 4507569 | \$749,000



Exceptional Vermont property with 2 bedrooms, 2 baths, large living area w/deck & screened porch. Also boasts a Retreat Center w/2 bedrooms, 3 bunk rooms, 2 baths, full kitchen & large conference area & attached garage on 15 beautiful acres! Complete with a unique wooden yurt w/heat & sleeping bunk! This home is surrounded by Greensboro's landmarks. Willey's Store, Caspian Lake, & Jasper Hill Cheese.

MLS# 4511581 | \$600,000



Nancy Durand

(802) 595-2256

nancy.durand@pallspera.com



Lovely refurbished 3-BR farmhouse complete w/tiled sunroom to enjoy the beautiful views!! Covered porch, sunny deck, large kitchen & dining area. Pole barn, wood shed, over-sized 2-car garage. Picturesque Vermont certified organic, open meadows and fields that everyone loves to own. Right next door to the Rail Trail pathways!

MLS# 4504142 | \$380,000



Private building lot, ready to build!! Septic design and permit in place for a 5 bedroom home. Lovely winding driveway, power on site. Close to skiing in Stowe or hiking in Elmore State Park or swimming in Lake Elmore. Priced well below assessed value.

MLS# 4515097 | \$179,000



Bob Durand

(774) 249-8198

bob.durand@pallspera.com

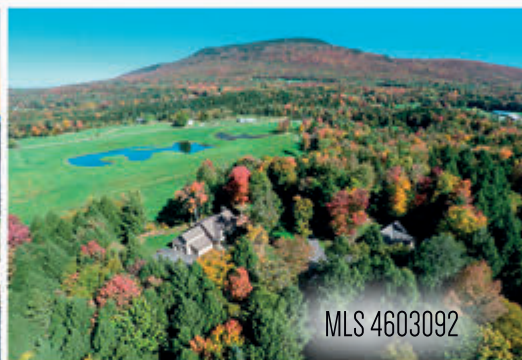


The Bateman Group | Pall Spera Company

Vermont Properties, Global Connections



MLS 4486589



MLS 4603092



MLS 4424098

Deeply ingrained in multiple facets of the community, each member of The Bateman Group brings a unique mix of local knowledge, market expertise and insight into each real estate transaction. Using our client's success as a benchmark for our own has created a fiercely loyal customer base.

The results speak for themselves.

The Bateman Group at Pall Spera Company Realtors is thrilled to announce our newest addition to the team! Andrew Gillespie has deep roots in Lamoille County and the surrounding areas. He understands what "here" is, and is a fantastic compliment to our extraordinary real estate team!



Sharon Bateman
802.371.8777



Brydon Beasant
802.793.4110



Andrew Gillespie
802.673.3288



Grant Wieler
802.253.1806

Luxury Properties



Unique Stowe Village home with 3 separate living spaces, each with distinctive finishes and unique charm. This property offers classical New England Village living coupled with quality finishes and Mt Mansfield views.

MLS# 4424098 | \$1,300,000



Perched upon 4.5± acres in the highly desirable enclave of Stowe Hollow, this estate is graced with year-round Mansfield views. Craftsman styling combined with Post & Beam vernacular offers a high level of finish and artful use of space.

MLS# 4486589 | \$1,715,000



A vision of the contemporary Vermont ski-home, amenities abound in this contemporary 4 bedroom, 3 ½ bath home. Graced with magnificent mountain views, this private home set on a private 2.8 acres offers 4,400± sq. ft. of living space for the whole family.

MLS# 4605988 | \$1,150,000



Rolling pastures and ponds greet you as you wind up the driveway towards this modern 2 bedroom, 2 bath 2,296± finished square foot home. Distinguished finishes, and practical touches are the cornerstone of this Vermont estate, set upon 68.5 rolling acres of pastures, ponds and woods

MLS# 4603092 | \$1,200,000

The Bateman Group | Pall Spera Company

Modern Country Living



Built in 1835, panoramic views and a true country setting compliment this classic Vermont farmhouse set in the select Stowe Hollow neighborhood. A joyous home offering 4 bedrooms on 2.5 floors, multiple common areas, an open farm-house style kitchen and an extensive wraparound porch provides plenty of space for the whole family to enjoy.

MLS# 4600830 | \$698,000



9 acre Vermont horse farm property set in desirable southern Stowe Hollow neighborhood features a charming yet practical home, with Camels Hump mountain vistas. The land is a mix of woods and pasture, with a large swimming pond the property could work for a variety of hobby-farm enthusiasts perfect for llamas, alpacas, goats, etc.

MLS# 4511848 | \$598,000



Imagine your own custom made log home in the rolling hills of Wolcott, Vermont. This custom log home is situated on a private 10+/- acre lot that features a pond, valley views, walking trails, serene landscaping, and within minutes to Lake Elmore.

MLS# 4490727 | \$267,500



Quintessential New England farmhouse, constructed in the late 1800s, offers its future stewards an authentic slice of Vermont. Set on 15 gorgeous acres, this well-manicured home offers 4 bedrooms, 3 baths and 2,794 finished square feet of living space.

MLS# 4502940 | \$460,000



A true juxtaposition of classic design and modern, efficient living, the Underhill House is one of a kind. Oriented to maximize natural light through the south eastern facing window wall, this comfortable 4 bedroom, 2,416 sq ft home feels bright and spacious. The 20.7 acres consist of two separate parcels.

MLS# 4514964 | \$625,000

Sharon A. Bateman
(802) 371-8777

www.TheBatemanGroupRealtors.com

Brydon W. Beasant
(802) 793-4110



Stowe Escape Condos



Literally ski right to the lift from this fully furnished, renovated 4-bedroom ski-in / ski-out condo, situated next to the Toll House lift! This is about lifestyle, at a world-class resort offering some of the best skiing / riding in the East.

MLS# 4499249 | \$335,000



Enjoy historic Stowe Village views, in this one level, 2-bedroom/1-bath condominium, with 1,025 finished sq. ft., with a brand-new heating system, within walking distance of shops and restaurants.

MLS# 4493849 | \$235,000

STOWE MOUNTAIN LODGE 'FRONT FOUR' OWNERSHIPS



Stowe Mountain Lodge is the centerpiece of Spruce Peak at Stowe. Designed in Vermont-Alpine style, these luxury residences are remarkable for their fine craftsmanship and offer all the amenities of a top tier luxury resort experience. Enjoy 5 star services along with luxury amenities in these high end units come furnished with 4 bedrooms, a chefs kitchen, luxury baths, flat screen TV's and private balconies with amazing views. Delight in your access to the spa, alpine club and two adult ski passes while in residence. Stowe vacationing at its finest!

3 Bedroom Unit - MLS 4609029 - \$125,000

4 Bedroom Unit - MLS 4609031 - \$195,000

Sharon A. Bateman
(802) 371-8777

www.TheBatemanGroupRealtors.com

Brydon W. Beasant
(802) 793-4110

Robinson Springs - Exclusive Offerings



Magnificent views of Mount Mansfield through a wall of windows, found in this year-round mountain sanctuary. A lovely 3,658 sq. ft. home is thoughtfully set upon a 1.69 acre lot in Robinson Springs, framed by luxurious stone terraces and stone walls.

MLS# 4459939 | \$865,000



Large, 15-acre building lot in the exclusive Robinson Springs neighborhood. Enjoy Worcester Mountain views with bright, southern exposure, along with direct access to Town of Stowe lands for hiking, biking, skiing and other recreational pursuits.

MLS# 4605992 | \$375,000



Lovely sloping 4 acre lot set up at the end of a cul-de-sac in the exclusive neighborhood of Robinson Springs in Stowe, Vermont. Enjoy panoramic views of the Worcester Mountain Range from your perch up above Historic Stowe Village, minutes from Stowe Mountain Resort.

MLS# 4607672 | \$495,000

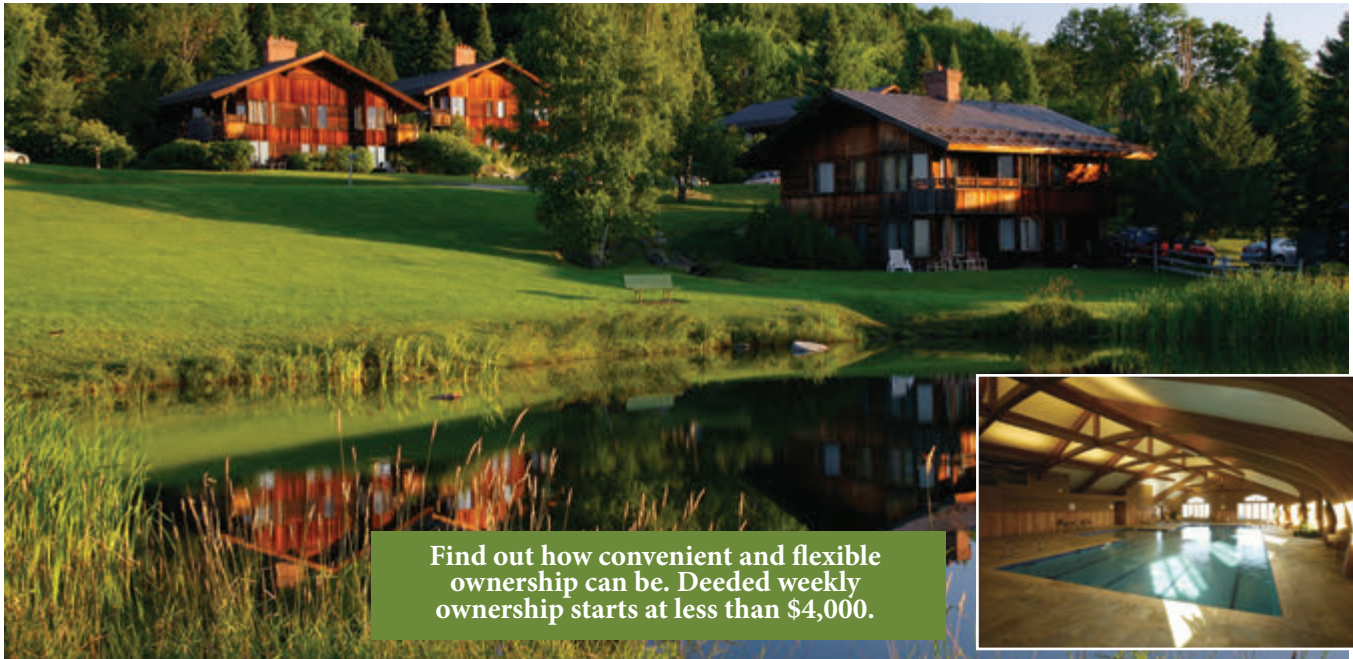


Affordable entry into the highly desirable Robinson Springs neighborhood - this 5-acre parcel with views toward the hills of the Worcester Range is perfectly positioned in Stowe's tenderloin, just off of Edson Hill Road. This area is located within 10 minutes of either Stowe Mountain Resort or historic Stowe Village.

MLS# 4503901 | \$210,000

Trapp Family Lodge - GUEST HOUSES

"Timesharing as it should be"



Find out how convenient and flexible ownership can be. Deeded weekly ownership starts at less than \$4,000.

For more information or to view a Guest House please call Villa and Guest House Ownership 802-253-5738 or email tab@trappfamily.com

THE VILLAS AT TRAPP FAMILY LODGE



Deeded Ownership starting
at less than \$50,000

Stowe, Vermont 802-253-5738 www.trappfamily.com

The information contained herein is not intended as an offer to sell real estate in New York or in any state where registration and/or public offering statement is required, and this property has not been registered or public offering statement delivered. All information related to The Villas at Trapp Family Lodge development is subject to change without notice.

We invite you to discover the comfort & convenience of a luxurious vacation home on our family's 2,500 acre resort, with customized plans that make ownership affordable and practicable to all.

- Fractional & whole ownership available
- Exchange for other luxurious properties worldwide
- Amenities at Trapp Family Lodge include cross country skiing, mountain biking, fitness center with indoor pool, yoga & massage sanctuary



Stowe Red Barn Realty LLC



Waterbury Land

One of the last large land holdings along the highly traveled Stowe Waterbury Road also known as the Route 100 corridor. Cloverdale Farm consists of 73 acres with 55.34 acres on the west side of Route 100 and 18+/- acres on the east side of Route 100. Lots of possibilities exist as it falls in the town of Waterbury's Route 100 zoning.

MLS#4474079

\$1,600,000

Additional land possibilities

• 9A Hartson Road, Stowe 3.5 acres	MLS#4454237	\$169,000
• 9B Hartson Road, Stowe 4.7 acres	MLS#4454253	\$169,000
• 9 Hartson Road, Stowe 1.5 acres	MLS#4456204	\$110,000
• 19 South Hollow Rd, Stowe 11.5 acres	MLS#4511947	\$350,000
• 2780 Cole Hill Rd, Morristown 2.4 acres	MLS#4609503	\$50,000



Craftsman Chalet

This spectacular craftsman style home was designed/built by Ski legend Marvin Moriarty. This exceptional residential home has been meticulously cared for and is ready for your Stowe adventures! Open floor plan with lower-level game room and wet bar. Spacious deck for entertaining on Vermont's beautiful summer nights while overlooking beautiful manicured lawn and spectacular Mount Mansfield views. Detached garage with 2-bedroom apartment and artist's studio. Easy access to Stowe Village and Stowe Mountain. Four bedrooms, three baths on 4+ acres.

MLS#4502916

\$849,000



Homes



Rentals

Our staff of four rental specialists can help you plan your perfect vacation stay or turn your Stowe property into an income-generating investment.

Homes and Condos



Sterling Valley, Morristown - Own a piece of history. Originally the home of the Sterling Valley sawmill. Converted to a single family home in the late 1800s. Remodeled kitchen, 3 wood burning fireplaces, post and beam attached garage, screened in porch overlooking Sterling Brook and much more. Four bedrooms, 2 1/2 baths on 2.8 acres. MLS#4494551 • \$647,000



Glenbrook, Stowe - Fabulous Mt. Mansfield VIEWS! Superbly maintained home, spacious open floor plan with gas fireplace and surround. Large master suite with walk in closet, gas fireplace and spacious master bath. Three additional bedrooms. Family room. MLS#4501005 • \$697,000



The Lodge, Stowe - Spacious one bedroom condo that can sleep up to six people. Desirable ski-in ski-out location with wood-burning fireplace with cozy one level living. Affordable ownership at Stowe Mountain. MLS#4472335 • \$167,000



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Mt. Mansfield Townhouse, Stowe - Your chance to own a ski-in ski-out condo close to Mt. Mansfield. Great open space for gathering and entertaining with large wood burning fireplace. New extra large mud room adjacent to laundry. Fully furnished, 3 bedrooms, 3 full baths. MLS#4494601 • \$398,500

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\$549,000



Set in the Northeast Kingdom amongst organic farms, breweries, mountain biking & more! 10+ mostly open acres, multiple outbuildings and a custom crafted home on a hilltop with great sunshine!

\$349,000



Three bedroom suites, updated kitchen and a great location! Simplify your life by living minutes from I89. All you do is relax when home and head out for fun! Deck with view, walk out lower level.

\$275,000



Enjoy life in one of Waterbury's most impressive areas. This lovely 4 BR home features a screened in porch, deck, spacious yard and finished walk out lower level. Surrounded by conservation land with trails for year round enjoyment.

\$490,000



Luxury living with no worries! Custom Kitchen, Spectacular Wine Cellar, custom finishes throughout this gracious 4 BR Townhouse. Bonus room over the 3 Car garage & convenient location.

\$470,000

LAND

Winter is a great time to plan your new home!

Begin the design process before the building season.

- Westview Heights 5 Acre building lot in Stowe, Winter Mt. Mansfield Views! \$250,000
- Carroll Mt Lane: 4 Acre, wooded, building site just over the Stowe line \$78,500
- Sugar House Road, Stowe: One of the few remaining lots in this area. 2 Acre lot. \$137,500
- Cross Road 3.18 acre building lot on Cross Road in Stowe. \$217,500



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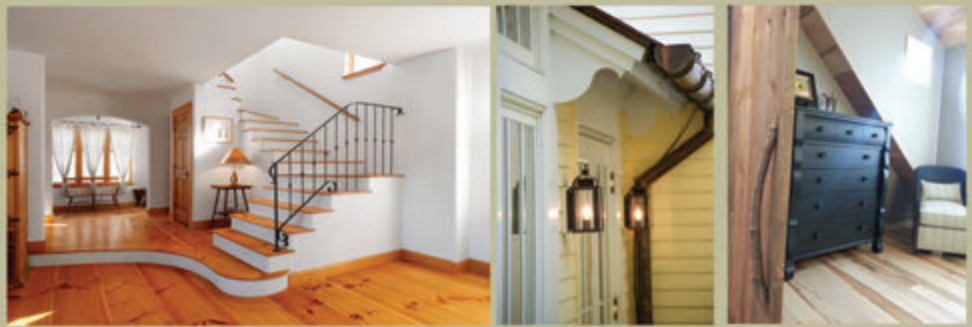
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\$949,000

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Stoweflake Meadows

Luxury 3 bedrooms, 3.5 baths, 2 room lock-off master suite, 3 fireplaces. Management by Stoweflake.

Fully Furnished Resales starting at \$475,000

Pre-Construction available at \$695,000



Stoweflake Townhouses

Nicely remodeled, 3 bedrooms, 2.5 baths, 2 fireplaces, large decks, lock-off master bedroom.

Starting at \$360,000

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Exclusive Agents for Stoweflake



Commercial and Investment Properties



Own One of Stowe's Iconic Landmarks.

Located on the famed Mountain Road, the Rusty Nail is known for the best in live entertainment as well as a large capacity restaurant. Whether you intend to continue with it's present use or let your imagination run wild with possibilities; brewery, shopping center, multi use building, With over 9000 square feet of usable space, this building will fulfill your needs.

\$1,175,000



For Sale or Lease

This commercial condominium, on Mountain Rd., in Stowe, can be purchased or leased with or without current furnishings. Many business options.

Call for lease details.
Well priced at \$175,000

Opportunity Knocks!

First time homebuyer looking for help with the mortgage or seasoned investor searching for an income producer. Multi-family property available. Just call for details!

Johnson \$110,000

Land

Rare opportunities to own land in the coveted Stowe Hollow Area. This lot boasts incredible location convenient to village, school and amenities. Beautiful setting with active, year round brook. Priced well below assessment.

\$159,000

Flat, private and affordable in Stowe. 5.8 acre approved building lot with leachfield installed.

\$124,900

Our Team



Stu Baraw



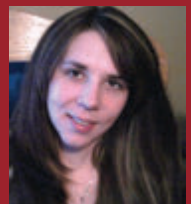
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- Country elegance with magnificent views of Mt. Mansfield and beyond.
 - Chef's kitchen, large family room and woodstove.
 - Living room with gorgeous custom fireplace.
 - Beautiful maple floors throughout with radiant heat.
- \$1,399,000**



Sterling Valley, Stowe

- Country Farmhouse on 10 acres with stunning views.
 - 3BR/ 2.5 baths and Spacious 1 bedroom apartment
 - Open floor plan with Rumford brick fireplace, wide pine floors and radiant heat.
 - Abundant recreation and wildlife right out the door.
- \$575,000**



Stagecoach Lane, Waterbury Center

- Situated on 9.6 acres with a direct view to Camels Hump
 - Wide pine floors, cathedral ceilings, stone fireplace and custom kitchen.
 - Lower level walkout family room with gas fireplace & bar
 - Easy access to I89 and skiing at Sugarbush, Mt Mansfield
- \$749,900**



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 - Lovingly maintained www.30WestHarveyFarm.com
- \$609,000**



Slayton Farm, Stowe

- Beautiful country home overlooking large pond with dock
 - Meticulously maintained home. Dining area with deck
 - Large, separate master suite overlooking pond
 - Finished lower level with bedroom, large living area, bath and separate entrance
- \$590,000**



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Commercial Opportunities- Tremendous Locations



Morrisville- Next To The Bypass- High Traffic Count- Newly created Central Business Zone will allow for almost any business application. Almost a 1/2 acre of land w/ municipal utilities. Currently a 3 BR home sits on this parcel. Listed at \$205,000



Rte. 100 Across From Cider Mill- Waterbury Ctr. This huge brick colonial is situated on over an acre of level land and ready for your business application. Includes a massive attached building that is nicely finished and has rest rooms, office and overhead storage. This could be your pot of gold- don't linger on this one!! \$299,500



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\$999,000 |MLS#4501661

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CRAFTSMAN STYLE HOME

Bird's eye maple woodwork, great kitchen and spacious rooms with enclosed porch that overlooks the lake.

\$335,000 | MLS#4511503



WATERFRONT HOME

Year-round waterfront home on Lake Elmore. Swim and paddle from your dock, x-c ski, snowshoe, and go ice fishing from your front door.

\$472,000 | MLS#4508961



CLASSIC HOME IN THE VILLAGE

Built in the 1860's, offering an elegant cook's kitchen, maple floors on the first level and pine floors on the second level.

\$145,000 | MLS#4513201



CONVENIENT LOCATION

Nestled halfway between Stowe and Morristown is this lovingly restored 1800's Ski house/Gentleman's Farmhouse.

\$449,000 | MLS#4491653



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\$585,000 | MLS#4517203



PRIVACY WITH VIEWS

5 acre building lot located in a treelined section of Stowe Hollow Road. Outstanding views of "The Pinnacle" and the Worcester Ridgeline.

\$249,000 | MLS#4516394



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This trailside home at Bolton Valley Ski Resort is perfect for raising a family that loves to ski or as a second home for vacation get-aways.

\$367,000 | MLS#4602429



ABUNDANCE OF CHARACTER AND STYLE

This lovingly-maintained Old World style camp on a private Caspian Lake waterfront site features an abundance of character and style.

\$695,000 | MLS#4435806



CUSTOM BUILT ALPINE STYLE HOME

This charming and energy efficient home features extensive woodworking, cabinetry, and stainless steel appliances.

\$460,000 | MLS#4471791



ATTRACTIVELY PRICED

Easy living in this charming single-level home on Raceway Road in Jericho.

\$255,000 | MLS#4607363



PRIVACY WITH VIEWS

Paradise awaits at the end of this quiet lane on just over an acre. Located with over 250 feet of lake-frontage.

\$350,000 | MLS#4494472



THE PERFECT RETREAT

Located on "the row" of antique white houses at the heart of charming Greensboro village.

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\$699,000 |MLS#4603715



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This four bedroom home features a bright open floor plan designed for large family gatherings, entertaining and relaxing around the stone fireplace. Easy walk into Stowe Village.
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Terrific mountain views, a single family home, and 46.7 manicured acres offering total privacy.State and Local permits for a nine lot subdivision.
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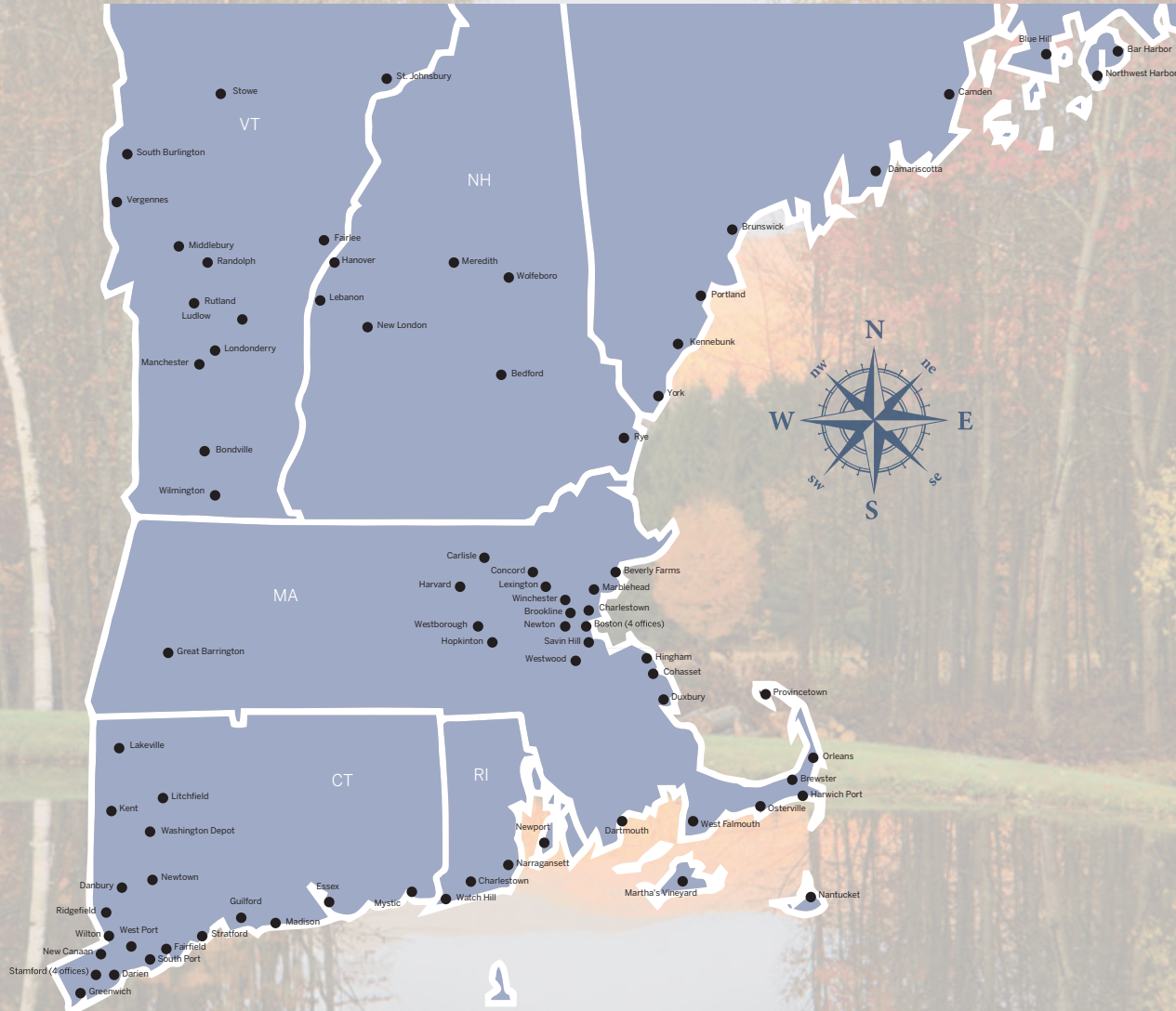
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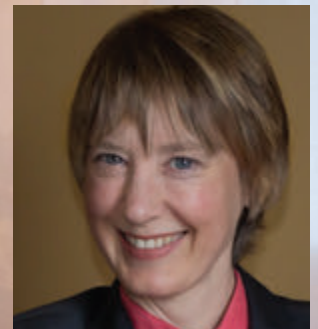
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3205 Center Road, Hyde Park | \$520,000
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 and 3 baths
 -Panoramic mountain and pond views on
 12+ acres
 -Double Rumford round fireplace
 MLS# 4506574 | Listed by Teresa Merelman



251 Luce Hill Road Unit 85, Stowe | \$395,000
 -3 bedroom, 3 bath newer end unit condo
 -Gas fireplace, finished basement
 -1 car detached garage
 MLS# 4459890 | Listed by Teresa Merelman



11 & 31 Stagecoach Road, Stowe | \$795,000
 -Commercial opportunity
 -2 buildings, each with 4 apartments
 -Buildings sit on a 3.2 acre lot
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LUXURY PROPERTIES



209 Sterling Ridge Road, Stowe | \$1,250,000
 -4 bedroom, 5 bath on 39+ acres
 -5 stall barn and riding ring
 -4 fireplaces, spa and separate theater
 MLS# 4430072 | Listed by Susan O'Rourke



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 -4 bedroom, 3 bath unique home
 -Located in the heart of Woodstock Village
 -Privately situated on 3+ acres
 MLS# 4604924 | Listed by John Wetmore



948 North Hollow Road, Stowe | \$1,200,000
 -7 bedroom, 6 bath farmhouse on 15+ acres
 -Known as Stowe Hollow Blueberry Farm
 -In-ground swimming pool, panoramic views
 MLS# 4508087 | Listed by Teresa Merelman



149 Rudy's Lane, Stowe | \$999,000
 -4 bedroom, 4 bath cape on 20+ acres
 -Known as "The Cabin in the Woods"
 -Very secluded with gorgeous views
 MLS# 4512888 | Listed by Ken Libby



88 Westview Heights, Stowe | \$975,000
 -6 bedroom, 6 bath contemporary on 7+ acres
 -Named for its NINE fireplaces
 -Cathedral ceilings, granite faced walls, marble bathroom
 MLS# 4362598 | Listed by Ken Libby



2206 Moretown Common Rd, Moretown | \$950,000
 -5 bedroom, 5 bath home on 96.20 acres
 -Elegant master suite, ceilings, field stone patio
 -Misty Hilltop has Four Rumford fireplaces
 MLS# 4484961 | Listed by Susan O'Rourke



271 Worcester Ridge Rd, Elmore | \$750,000
 -3 bedroom, 3 bath home on 5.14 acres
 -Meticulous maintained with mountain views
 -Cathedral ceilings, panoramic views, custom cabinetry
 MLS# 4496258 | Listed by John Biondolillo



351 Sylvan Park Road, Stowe | \$798,000
 -7 bedroom, 8 bath contemporary on 8+ acres
 -Expansive luxury home remodeled in 2001
 -Hot tub and pool with outstanding mountain views
 MLS# 4428133 | Listed by Ken Libby



527 Sugarbush Access Rd, Warren | \$599,000
 -Business opportunity and real estate investment!
 -4 unit apartment, 2 bedroom chalet on 2.5 acres
 -Ideal location for weddings or social catering
 MLS# 4394466 | Listed by Ken Libby

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LUXURY PROPERTIES



401 Stagecoach Lane, Waterbury | \$399,900
 -Live in the Carriage House while you build
 -Quality equestrian facilities on 10.08 acres
 -Complete septic system and underground utilities
 MLS# 4514364 | Listed by John Biondolillo



130 Depot Street, Stowe | \$550,000
 -3 bedroom, 4 bath townhouse in Stowe Village
 -2 gas fireplaces, chef's kitchen
 -Close to downtown and village amenities
 MLS# 4503493 | Listed by Teresa Merleman



327A Topnotch Drive, Stowe | \$500,000
 -3 bedroom, 3 bath townhouse at Topnotch
 -First floor and second floor master
 -Ideally located to spa and tennis courts
 MLS# 4494857 | Listed by Susan O'Rourke



685 Cottage Club Unit 18, Stowe | \$200,000
 -3 bedroom, 3 bath condo at Fox Hill
 -Newer roof, fresh exterior paint
 -Located halfway between the village and mountain
 MLS# 4430592 | Listed by Ken Libby



1746 Mountain Road, Stowe | \$395,000
 -3 bedroom, 3 bath condo at Stoweflake
 -Lock-off rental suite for rental flexibility
 -Recent \$40,000 upgrade of interior
 MLS# 4383780 | Listed by Ken Libby



1003 Cape Cod Units, Stowe | Starting at \$135,000
 -2 bedroom, 2 bath condos at Village Green
 -Close to Stowe Village
 MLS# 4492358 & 4472337
 Listed by Susan O'Rourke and Teresa Merelman



770 Halfmoon Pond Road, Washington NH | \$1,200,000
 -5 bedroom, 5 bath cape with 113+ acre
 -Outstanding views and extremely private
 -Main house and a large "Bunkhouse"
 MLS# 4607512 | Listed by John Biondolillo



House Island, Portland, Maine | \$6,900,000
 -Private island with 3 guest houses
 -Total of 10 bedrooms for the whole family
 -Learn more at HouseIslandPortland.com
 Listed by John Biondolillo



336 Stone Bridge Way, Woodstock | \$3,975,000
 -Gorgeous Adirondack family estate in South Woodstock
 -Main residence and large 3 bedroom guest house
 -20 + acres family compound
 MLS# 4509981 | Listed by John Wetmore

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