

The possibilities
of what's next.

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Water Island, New York

REPRESENTED BY MARGARET SMITH & NATHANIEL LARSON ON PAGE 46

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INTERNATIONAL REALTY

Triple Mint Designer Duplex On Park Avenue

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925 Park Avenue, 5/6C

5 BR | 4.5 BA
\$8,750,000

Triple Mint Designer Duplex on Park Avenue This rarely available 5 bedroom, 4.5 bath duplex defines perfection offering all the benefits and grandeur of townhouse living along with the conveniences and services of a distinguished, luxury Park Avenue cooperative. Simply stated, this incredible home, designed by renowned interior decorator, Alexa Hampton, has it all.



925PARKAVE5-6C.COM



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NEW YORK, NEW YORK



Fifth Avenue Condo with Views

5 BR | 7.5 BA | \$25,000,000

995FifthAve11S-1G.com

NEW YORK, NEW YORK



The Four Seasons Private Residences

3 BR | 4.5 BA | \$12,250,000

30ParkPlace75B.com

NEW YORK, NEW YORK



The Coronado Duplex PH Condo

3 BR | 3.5 BA | \$6,500,000

155West70PH.com

NEW YORK, NEW YORK



Fabulous 16 Room on Fifth Avenue

6 BR | 5 FULL 2 HALF BA | \$17,700,000

1010FifthAve3AD.com

NEW YORK, NEW YORK



The Dorilton Penthouse

4 BR | 4.5 BA | \$7,300,000

171W71St-PHE.com

NEW YORK, NEW YORK



Timeless Elegance

2 BR | 2.5 BA | \$5,500,000

SherryNetherland801.com

NEW YORK, NEW YORK



Glass House In The Sky

3 BR | 4 FULL 2 HALF BA | \$15,000,000

25ColumbusCircle70A.com

NEW YORK, NEW YORK



Never Been Lived In, New Condo

2 BR | 2.5 BA | \$6,500,000

995FifthAve11N.com

NEW YORK, NEW YORK



Sophisticated Flatiron Condo

3 BR | 3.5 BA | \$4,497,000

240ParkAveSouth14BE.com



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GLOBAL PORTFOLIO ADVISORS

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THEFIELDTEAM.COM

NEW YORK, NEW YORK



Double Plaza Penthouses - Never Before, Never Again

7 BR | 8 FULL 2 HALF BA | \$60,000,000

ThePlazaPH.com

NEW YORK, NEW YORK



Modern Masterpiece on Central Park

4 BR | 3.5 BA | \$27,000,000

2East88Street10.com

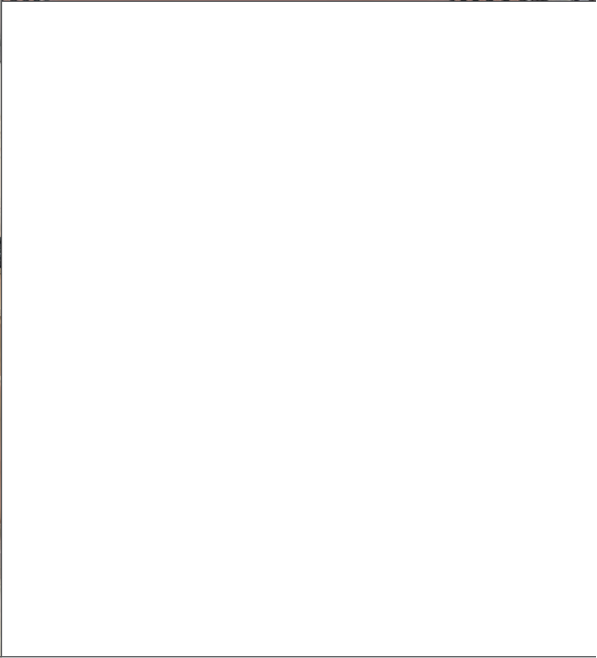
THEFIELDTEAM.COM

SOTHEBY'S INTERNATIONAL REALTY - EAST SIDE MANHATTAN BROKERAGE | 650 MADISON AVENUE NEW YORK, NEW YORK 10022 | SOTHEBYSREALTY.COM/NYC

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Gold Coast Townhouse



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21 West 11th Street

4 BR | 5.5 BA | 4,038 SQ. FT.
\$20,000,000

A comfortable elegance pervades in this historic Greek Revival Federal Style townhome located in downtown Manhattan's Gold Coast corridor on the incomparable West 11th Street, the most desirable enclave in Greenwich Village. This circa 1850, 20-foot-wide X 103-foot-deep single residence has been fully renovated juxtaposing its 21st Century modern design elements and amenities with the historic architectural details of its past.

21WEST11TOWNHOUSE.COM



15 East 63rd Street, Townhouse



15 East 63rd Street

7 BR | 10 BA | \$65,000,000

Richly appointed, this rare offering of one of New York City's great Gilded Age limestone Beaux Arts mansions, a masterwork of architect, John Duncan, is one of the most intact of its Gilded Age splendor on the Upper East Side. Superbly located off Fifth Avenue, the mansion has approximately 18,000 sq. ft., 28 rooms, 7 bedrooms, 14 fireplaces, 17' ceilings, 3 terraces, and is steps from the most exclusive shopping, cultural events, and restaurants.

15EAST63RDSTREET.COM

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NEW YORK, NEW YORK



22 East 93rd Street

10 BR | 10 BA | \$8,495,000 22East93.com

Whether converted to a single-family home or maintained as an investment property, 22 East 93rd offers grand proportions and the opportunity to create a true masterpiece.



NEW YORK, NEW YORK



150 East 72nd Street, 5S

4 BR | 5.5 BA | \$9,995,000 150East72St5S.com

This sun flooded, grand 4 bed, 5 bath (plus an additional powder room) prewar condominium presents the ultimate home for both elegant and modern living.



NEW YORK, NEW YORK



1165 Fifth Avenue, 8C

3 BR | 3 BA | \$3,275,000

1165FifthAve8C.com

NEW YORK, NEW YORK



1235 Park Avenue, 9A

2 BR | 2 BA | \$1,995,000

1235ParkAvenue9A.com

NEW YORK, NEW YORK



876 Park Avenue, 6S

4 BR | 2.5 BA | \$5,000,000 876ParkAve6S.com

This highly desirable, one-of-a-kind home defines perfection with the ultimate features in luxury living: incredible Park Avenue views, grand proportions and prime location.



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My industry rankings, 20+ years in residential real estate, corporate law firm experience and exceptional ongoing client relationships and referrals demonstrate that working with me is the right choice for you...

- **#2 Sotheby's International Realty, NYC 2023-2021**
- **#9 Sotheby's International Realty, Nationally 2023, 2022**
- **10 years corporate transactional attorney**
- **Founding Co-Chair New York Residential Agent Continuum (NYRAC)**
- **Follow me on INSTAGRAM @cathy.taub**

CATHYTAUB.COM | [INSTAGRAM @CATHY.TAUB](https://www.instagram.com/cathy.taub)



115 Central Park West, 2C



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115 Central Park West, 2C

4 BR | 3.5 BA
\$13,800,000

Brand new gorgeously renovated 4BR, 3.5 BA, ~4000 SF Central Park-facing co-op at The Majestic. Grand entry gallery leads to 18x31' sunny Park-facing LR, library and corner primary BR with lavish en suite bathroom. Formal dining room with hidden bar, chef's kitchen, smart home technology. Amenities include gym, roof terrace, kid's playroom, on-site management, 24/7 service.

115CPW2C.COM



115 Central Park West, 16G



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115 Central Park West, 16G

3 BR | 3 BA
\$6,500,000

Move right into this terraced, renovated 3BR, 3BA at the Majestic on CPW/72nd. Enjoy spectacular views over the famous Dakota and Central Park from your terrace, primary bedroom and living room. Spacious living room, separate dining room, gourmet eat-in windowed kitchen, W/D and great closets. Amenities include a new gym, rooftop garden, bike rooms, and 24/7 service. Pets ok.

115CPW16G.COM



Sotheby's
INTERNATIONAL REALTY

151 Central Park West, 3C



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151 Central Park West, 3C

3 BR | 3 BA
\$9,250,000

Sun-drenched, spacious, 3BR at the famed Kenilworth co-op has a prime 75th/CPW location. Lush Central Park and City skyline views. Move-in condition, ~3,000 SF of luxurious living space, 10-ft ceilings, grand corner living and dining room. All sun-flooded through oversized windows facing E and S, hardwood floors, central AC & period details. Landscaped roof terrace, new gym. Pets ok.

151CPW3C.COM



Sotheby's
INTERNATIONAL REALTY

NEW YORK, NY



115 Central Park West, 5G

3 BR | 3.5 BA | \$3,950,000 115CPW5G.com

Grand 3-bed (2 en suite) with Dakota & Central Park views. Spacious rooms, 28' living room, high ceilings, 3.5 baths, walnut floors, ample closets, W/D, pre-war charm.

NEW YORK, NY



70 East 10th Street, 9U

2 BR | 2 BA | \$2,495,000

70E10St9U.com



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NEW YORK, NY



230 West 56th Street, 55D

1 BR | 1.5 BA | \$2,095,000

230W56St55D.com

Exquisite Prewar Full-Floor Coop



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635 Park Avenue, 9th Floor

4 BR | 4 BA
\$11,500,000

This large, magnificently proportioned, 14-into-10 room apartment encompasses the entire 9th floor of 635 Park Avenue, a building designed in 1912 by the renowned architect J.E.R. Carpenter. Attractively renovated by Colefax and Fowler and other designers, the apartment has been meticulously maintained and, truly, is in pristine condition. The property is full of light with 10' ceilings and has large eight-over-eight mullioned windows as well as central and thru-wall air conditioning throughout. One enters the apartment from a private elevator landing leading into a foyer and the memorable circular entrance gallery.



635PARKAVE9THFLR.COM

NEW YORK, NEW YORK



640 Park Avenue, 3rd Floor

6 BR | 6.5 BA | \$15,000,000

640ParkAve.com

NEW YORK, NEW YORK



1185 Park Avenue, Penthouse 16/17G

5 BR | 5 BA | 2 HB | \$14,500,000

1185ParkAve16-17G.com

NEW YORK, NEW YORK



110 East 70th Street | Townhouse

7 BD | 7 BA | 2 HB | \$25,500,000

110East70Street.com

NEW YORK, NEW YORK



211 Central Park West, Apartment 19D/20D

5 BR | 5.5 BA | \$19,500,000

211CPW19D-20D.com

NEW YORK, NEW YORK



785 Park Avenue, Apartment 17BC

2 BR | 3 BA | \$13,500,000

785ParkAve17BC.com

NEW YORK, NEW YORK



888 Park Avenue, Apartment 12B

5 BR | 4.5 BA | \$12,750,000

888ParkAve12B.com

NEW YORK, NEW YORK



730 Park Avenue, Apartment 9A

5 BR | 4 BA | 3 HB | \$18,500,000

730ParkAve9A.com

NEW YORK, NEW YORK



812 Park Avenue, Penthouse

3 BR | 5.5 BA | \$16,000,000

812ParkAvenuePHB.com



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NEW YORK, NEW YORK



239 East 78th Street | Townhouse

5 BR | 3 BA | 2 HB | \$6,750,000

TH239E78.com

NEW YORK, NEW YORK



1 Central Park West, Apartment 34D

3 BR | 3.5 BA | \$6,500,000

1CPW34D.com

NEW YORK, NEW YORK



27 East 73rd Street | Townhouse

6 BR | 5 BA | \$11,950,000

27E73St.com

NEW YORK, NEW YORK



25 Bond Street, Apartment 4E

3 BR | 3.5 BA | \$10,500,000

25BondSt4E.com

NEW YORK, NEW YORK



14 East 75th Street, Apartment 4A

3 BR | 3.5 BA | \$5,400,000

14E75St4A.com

NEW YORK, NEW YORK



14 East 75th Street, Apartment 2/3C

2 BR | 3 BA | \$4,750,000

14E75St2-3C.com

NEW YORK, NEW YORK



176 East 75th Street | Townhouse

5 BR | 4.5 BA | \$9,950,000

176East75St.com

NEW YORK, NEW YORK



19 East 72nd Street, Apartment 7/8C

4 BR | 4.5 BA | \$6,950,000

19East72ndStreet7-8C.com



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37 West 74th Street



37 West 74th Street

6 BR | 6.5 BA | 6,576 SQ. FT.
\$14,000,000

This triple mint, turn-key 6,576 square foot brownstone is located on the most desirable tree-lined park block of the Central Park West Historic District. Completed in 1889 by Thom & Wilson in the Queen Anne and Neo-Renaissance styles, the 20 foot wide townhouse boasts exceptional architectural detail, superb scale, light and views, overlooking a row of 18 Neo-Georgian brick mansions and neighboring gardens.

37WEST74.COM



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10 Madison Square West



10 Madison Square West, 16D

4 BR | 4.5 BA | 3,309 SQ. FT.
\$13,500,000

Enjoy spectacular protected views of Madison Square Park and the Flatiron Building from an impeccably crafted 3,309 square foot, 4-bedroom, 4.5-bathroom loft-like corner home. Apartment 16D is enviably sited high atop the prestigious 2016 residential conversion of the 1915 limestone and brick landmark designed by William Van Alen, of Chrysler Building fame.

10MSW16D.COM



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40 East 88th Street, PH14E



40 East 88th Street, PH14E

3 BR | 3.5 BA
\$5,500,000

A captivating and comfortable 1930 penthouse high atop one of Carnegie Hill's Art Deco gems, designed by noted American architects Sugarman (a J.E.R. Carpenter alumnus) & Berger. The chic and charming 2,750 square foot, 8 room cooperative apartment boasts any gardener's delight - a 43.5 foot long setback terrace, perfect for outdoor dining and entertainment.

40E88STPH14E.COM



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151 East 85th Street, 14JK



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151 East 85th Street, 14JK

5 BR | 4.5 BA | 3,601 SQ. FT.
\$8,750,000

Exceptional, 3601 sf, 5-bedroom, 4.5 bath home in the extraordinary Lucida Condominium. Modern elegance meets contemporary sophistication as a gracious entry foyer leads into an enormous, airy, living room/dining room with 10' ceilings and sunlit, floor to ceiling windows.

151E85ST14JK.COM



Perfection At River House Apartment 14G



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435 East 52nd Street, 14G

4 BR | 5.5 BA
\$8,750,000

Enter an oasis of tranquility as you pass through stately wrought iron gates into the landscaped cobblestone courtyard of prestigious River House, the iconic 1931 Bottomley, Wagner & White Art Deco masterpiece set directly on the East River. Silvered Art Deco doors lead to the lobby that is a living museum of period finishes. Apartment 14G is reached by a paneled elevator that delivers you to a stylish private landing which opens onto an oversized entry gallery with direct views through the living and dining rooms to the East River.

435E52ST14G.COM



4 East 79th Street



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4 East 79th Street

6 BR | 8 BA | 15,200 SQ. FT.
\$65,000,000

Commissioned by James E. Nichols in 1898, 4 East 79th Street is an important and architecturally significant limestone mansion. The house, a key component in the initial development of railroad industrialist Henry H. Cook's prescient acquisition of the block between East 78th and 79th Streets and Fifth and Madison Avenues, features superb design by original architect, C.P.H. Gilbert, known for opulent, chateau-inspired Francois Ier style. Most recently, it has undergone a masterful and complete renovation orchestrated by its recent steward, the late businessman and philanthropist, Aso O. Tavitian. With the assistance and expertise of architectural and design professionals, including Peter Pennoyer and Theodore Prudon, among others, who used original detail and research as their inspiration and guide, this remarkable single-family residence is visually resplendent and exceptional in every way.

4EAST79STREET.COM





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- Top 5 Ranked Team - East Side Manhattan Brokerage Sotheby's International Realty, Inc. | 2019 - 2023
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NEW YORK, NEW YORK



250 East 65th Street, 4E
3 BR | 2.5 BA | \$2,695,000
250E65St4E.com

NEW YORK, NEW YORK



77 Park Avenue, 7A
1 BR | 1.5 BA | \$1,450,000
77ParkAve7A.com

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NEW YORK, NEW YORK



181 East 65th Street, 22B

3 BR | 3.5 BA | \$5,895,000 181E65St22B.com

With captivating panoramic views from every room, this sun-drenched, corner gem offers a stunning blend of modern sophistication with refined finishes throughout.

NEW YORK, NEW YORK



781 Fifth Avenue, 505

3 BR | 3.5 BA | \$5,875,000 781FifthAve505.com

Experience quintessential New York City living at its best in a spectacular 3 bedroom, 3 and a half bathroom jewel in one of Manhattan's most iconic skyscrapers.



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NEW YORK, NEW YORK



450 East 52nd Street, CLUB1/3

5 BR | 4.5 BA | \$7,950,000 TheCampanileClubHome.com

Welcome to a truly extraordinary residence in the heart of New York City - a 5-bedroom, 4.5 bathroom duplex boasting one of the largest private gardens in Manhattan.



200 East 66th Street



NEW YORK, NEW YORK



303 East 77th Street, 14A

3 BR | 3 BA | \$2,750,000

303East77th14A.com

NEW YORK, NEW YORK



303 East 77th Street, PHD

2 BR | 2 BA | \$2,295,000

303E77Penthouse.com

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200 East 66th Street PH-E2101

4 BR | 4 BA | 4,050 SQ. FT.

\$9,750,000

The landmark Manhattan House captures the spirit of living beautifully in one of the world's most sophisticated cities. The most elevated expression of this refined lifestyle is found in The Penthouse Collection. Every detail of this home has been thoughtfully conceived to enhance the timeless elegance of this extraordinary property. As one of the premier homes in this collection, this home boasts complete privacy, ceiling heights over 10 ft, wonderful light all day, and a beautifully planted and automatically irrigated 2,150 square foot wrap around terrace offering 360 degree views of the iconic city skyline. A must-see for any Penthouse buyer!

200EAST66E2101.COM



NEW YORK, NEW YORK



21 India Street, 36F

4 BR | 4 BA | \$2,450,000 21India36F.com

With endless river views atop an amenity-rich luxury condo, this 3 Bedroom, 3 Bath waterfront home is the ultimate perch in the cuisine and culture hotspot of Greenpoint.



NEW YORK, NEW YORK



327 Convent Avenue | Townhouse

6 BR | 5 BA | \$2,695,000

327Convent.com

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NEW YORK, NEW YORK



234 West 138th Street | Townhouse

5 BR | 2.5 BA | \$2,995,000

234W138.com

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110 Central Park South, 11BC



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110 Central Park South, 11B/C

4 BR | 5.5 BA
\$7,585,000

An ideal full-time residence or grand pied-a-terre: apt. 11BC (3,417 sq. ft approx.) boasts breathtaking, unobstructed views of Central Park stretching from Fifth Avenue to Central Park West. This sprawling, high-floor 4 bedroom, 5.5 bath apartment in a discreet prewar coop with condominium rules designed by J.E.R. Carpenter. A formal foyer that dramatically frames the park views opens to the 28-foot Great Room. The eat-in kitchen features Poggenpohl cabinetry and top-of-the-line Miele and Viking appliances. As you enter the bedroom wing the first room is ideal as a library or den. The wing has two suites and 2 additional bedrooms with bathrooms directly across the hall and a possible fifth bedroom. The oversized corner primary suite has two full baths, a dressing area, and double walk-in closets.

110CPS11BC.COM



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BEEKMAN PLACE



455 East 51st Street, 2A

3 BR | 2.5 BA | \$1,975,000 455E51St2A.com

60' of direct river views. 38' Great room with WBFP. Spectacular Picture Windows. Full service building with a Private Park & Access to the East River Promenade.

UPPER EAST SIDE



570 Park Avenue, 8D

3 BR | 3 BA | \$2,600,000 570ParkAve8D.com

Perfect Pied-a-terre! Elegant full service building with Gym. 6 room in turn-key condition with Central AC, Custom Closets, Spa Baths & Classic details.



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217 West 57th Street, 35F

2 BR | 2.5 BA | 2,114 SQ. FT.
\$6,895,000

Spectacular new two-bedroom corner unit on Billionaire's Row. Located in world-class Central Park Tower, apartment 35 F is a new and expansive corner two-bedroom apartment spanning over 2,100 sq. ft. The residence faces South and West with floor-to-ceiling windows throughout, allowing for light throughout the day, spectacular sunset views, and sparkling city views in the evening. The vistas are of iconic Manhattan buildings and the Hudson River. A formal entry foyer leads to a grand gallery hall with light oak floors, a floor-to-ceiling marble-clad powder room with a Lalique light fixture and faucet levers, and a floating vanity is opposite a large coat closet.

217W57TH35F.COM





Beyond Transactions: Protecting Your Legacy

My commitment to You is to guard and grow your equity. As a strategist, I will explore every opportunity to maximize your returns and ensure that You sell your property for its best value or find your perfect dream home at the optimal price.

Contact me to transform your real estate aspirations into reality.

ALBERTO LUZZI
Licensed Salesperson
917.863.6902
alberto.luzzi@sothebys.realty

NEW YORK, NEW YORK



14 East 33rd Street, 6S

2 BR | 2 BA | \$2,450,000

14E33St6S.com

NEW YORK, NEW YORK



200 East 65th Street, 16A

1 BR | 1.5 BA | \$1,950,000

200E65St16A.com

SOTHEBY'S INTERNATIONAL REALTY - EAST SIDE MANHATTAN BROKERAGE | 650 MADISON AVENUE NEW YORK, NEW YORK 10022 | SOTHEBYSREALTY.COM/NYC

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1 Fifth Avenue, 18GK



Martine Capdevielle
Senior Global Real Estate Advisor
Associate Broker
305.773.3366
martine.capdevielle@sothebys.realty



Brigitte Goldenberg
Associate Broker
917.593.1137
brigitte.goldenberg@sothebys.realty

1 Fifth Avenue, 18GK

3 BR | 3 BA | 3 TER | INT. 1,850 SQ. FT.
\$5,995,000

Proudly situated in the Tower of legendary One Fifth Avenue, Penthouse 18GK boasts 3 private terraces and endless views of Downtown Manhattan! Embracing the Art Deco architectural appeal of the building, unit 18GK, a 3 bedrooms-3 baths-3 terraces (approximate 1,850 sq. ft. int. + 380 sq. ft. ext.) has an easy flow and get superb light from large picture-windows and Southern - Eastern exposures. Its sun-filled living- dining room, with direct access to 2 terraces, owns impressive views reaching beyond the Freedom tower. The ensuite primary bedroom is also facing South, overlooking Washington Square Park.

1FIFTHAVE18GK.COM



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NEW YORK, NEW YORK



173 Perry Street, 8N
2 BR | 2 BA | \$5,950,000
173PerrySt8N.com

NEW YORK, NEW YORK



1474 Third Avenue, PHS
3 BR | 3.5 BA | \$4,480,000
1474ThirdAvePHS.com



RANDALL G. GIANOPULOS
Senior Global Real Estate Advisor
Associate Broker
917.821.6930 | RandallG.com
randall.gianopulos@sothebys.realty

NEW YORK, NEW YORK



129 Fifth Avenue, 701
4 BR | 3 BA | \$5,250,000
129FifthAve701.com

NEW YORK, NEW YORK



781 Fifth Avenue, 613-616
3 BR | 3 BA | \$995,000
781FifthAve613-619.com

550 Park Avenue, 16AE



550 Park Avenue, 16AE
2 BR | 2 BA | 1,225 SQ. FT.
\$2,325,000

This 5-room residence is ideally situated on the 16th floor, with sunny open views, including an oblique view of Central Park from the master bedroom. With charmingly scaled rooms, nearly 10-foot ceilings, and well-designed division between public and private space, this two bedroom, two bathroom apartment is a perfect home or part-time residence and a rare opportunity to live in one of New York's most distinguished cooperatives.

550PARKAVE16AE.COM

Olivia Hoge
Global Real Estate Advisor
Associate Broker
212.606.7738 | oliviahoge.com
olivia.hoge@sothebys.realty



605 Park Avenue, 17C



Esther Bier
Licensed Salesperson
917.282.0598
esther.bier@sothebys.realty



605 Park Avenue, 17C

2 BR + DEN | 2 BA
\$1,995,000

Exquisite Corner Move in Ready 2/3-Bedroom Residence perched on the 17th floor w/ Stunning Park Avenue Views! This 2 bed +Den (Can be a 3rd bedroom) apartment boasts a prime location facing Park Avenue, offering magnificent open views that stretch beyond. With three exposures to the West, East, and North, this residence captures natural light throughout the day. This building permits 75% financing and pieds-a-terre.

605PARKAVENUE17C.COM



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Sotheby's
INTERNATIONAL REALTY

NEW YORK, NEW YORK



37 West 74th Street

6 BR | 6.5 BA | \$14,000,000

37West74.com

ROBERTA L. GOLUBOCK
917.453.8350 roberta.golubock@sothebys.realty

NEW YORK, NEW YORK



1 Central Park South, 1707

3 BR | 3.5 BA | \$12,000,000

1CPS1707.com

DOUGLAS TRAVAGLIONE | JESSICA TUBBS
718.514.0062 doug.travaglione@sothebys.realty

NEW YORK, NEW YORK



134 Sullivan Street | Townhouse

8 BR | 6 BA | \$9,300,000

134SullivanStreet.com

ANDREW CHARAS
917.207.0654 andrew.charas@sothebys.realty

NEW YORK, NEW YORK



1 Sutton Place South, 2C

6 BR | 4 BA | \$6,990,000

1SPS2C.com

PHYLLIS JAEGER | SHARON BUCKLEY
917.670.8407 phyllis.jaeger@sothebys.realty

NEW YORK, NEW YORK



1125 Park Avenue, 7A

4 BR | 3 BA | \$5,600,000

1125ParkAve7A.com

EILEEN E. ANGELO
415.568.8010 eileen.angelo@sothebys.realty

NEW YORK, NEW YORK



20 East 9th Street, 14TU

3 BR | 2.5 BA | \$3,900,000

20E9St14TU.com

KRISTI AMBROSETTI
917.763.8504 kristi.ambrosetti@sothebys.realty

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NEW YORK, NEW YORK



1070 Park Avenue, 10B

3 BR | 3 BA | \$3,250,000

1070ParkAve10B.com

CLAIRE GROOME

212.464.8269 claire.groome@sothebys.realty

NEW YORK, NEW YORK



455 East 57th Street, Mais A

2 BR | 2 BA | \$2,195,000

455E57St-MaisA.com

EILEEN E. ANGELO

415.568.8010 eileen.angelo@sothebys.realty

NEW YORK, NEW YORK



1965 Broadway, 21K

1 BR | 1 BA | \$1,699,000

1965Broadway21K.com

MATTHEW J. PERCEVAL

646.284.8048 matt.perceval@sothebys.realty

UPPER EAST SIDE



420 East 84th Street

4 BR | 2.5 BA | \$3,850,000

420east84thst.com

LOWER EAST SIDE



71 Ludlow Street PH4B

3 BR | 2.5 BA | \$3,250,000

71ludlowph4b.com

SOHO



210 Spring Street 2nd Floor

4 BR | 2 BA | \$2,950,000

210spring2.com

NEW YORK, NEW YORK



969 Park Avenue, 9E

2 BR | 2 BA | \$1,395,000

969ParkAve9E.com

CLAIRE GROOME

212.464.8269 claire.groome@sothebys.realty

NEW YORK, NEW YORK



127 East 30th Street, 16C

1 BR | 1 BA | \$1,250,000

127E30St16C.com

ANTHONY LIGORELLI | GRACE ANN BARESICH

917.837.4151 anthony.ligorelli@sothebys.realty

NEW YORK, NEW YORK



255 West 23rd Street, 3GE

1 BR | 1 BA | \$1,045,000

255W23St3GE.com

LAWRENCE V. TREGLIA | CHRISTIAN JENSEN

917.225.1902 lawrence.treglia@sothebys.realty

WEST VILLAGE



299 West 12th Street 11E

1 BR | 1 BA | \$2,850,000

299w12th11e.com

UPPER EAST SIDE



39 East 75th Street 4E

2 BR | 2 BA | \$2,450,000

39E75TH4E.com

MIDTOWN



244 Madison Avenue UPH

3 BR | 2 BA | \$2,225,000

244MadisonUPH.com



GLENN J NORRGARD

Senior Global Real Estate Advisor,

Associate Broker

917.822.6840

glenn.norrgard@sothebys.realty

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CHELSEA



151 West 21st Street 1A

2 BR | 2 BA | \$3,100,000

[151West21stSt1A.com](#)

MELISSA VANCE
917.703.6378 melissa.vance@sothebys.realty

UPPER EAST SIDE



130 East 63rd Street 14E

3 BR | 3 BA | \$2,900,000

[130East63rdSt14E.com](#)

ROBERT & HEATHER DELEONARDIS
917.270.8877 robert.deleonardis@sothebys.realty

SOHO



93 Mercer Street 3W

2 BR | 2.5 BA | \$2,350,000

[93mercerc.com](#)

CHRISTIAN BINDEL
510.304.4009 christian.bindel@sothebys.realty

LINCOLN SQUARE



1 West End Avenue 41B

4 BR | 4.5 BA | \$8,300,000

[1WestEndAve41B.com](#)

SANDRA COHEN
917.412.4918 sandra.cohen@sothebys.realty

UPPER EAST SIDE



170 East End Avenue 16B

3 BR | 3.5 BA | \$6,750,000

[170EastEndAve.com](#)

CHRISTIAN BINDEL
510.304.4009 christian.bindel@sothebys.realty

UPPER EAST SIDE



188 East 64th Street 2501

4 BR | 4.5 BA | \$6,500,000

[188East64thSt2501.com](#)

MICHAEL MEIER | MICHELLE LEVINE
917.209.4300 michael@meierrealestate.com

GREENWICH VILLAGE



40 East 9th Street 7M

2 BR | 2 BA | \$2,149,000

[40East9thSt7M.com](#)

MARCY BLOOMSTEIN | TOM DENHAM
917.570.7005 marcy.bloomstein@sothebys.realty

TUDOR CITY



325 East 41st Street 207

3 BR | 3 BA | \$1,950,000

[325East41stSt207.com](#)

LESLIE LALEHZAR | WAYNE BURKEY
917.847.4067 leslie.lalehzar@sothebys.realty

GREENWICH VILLAGE



136 West 13th Street, Unit C

1 BR | 1 BA | \$1,450,000

[136West13thStC.com](#)

JULIANNE BOND
917.709.2076 julianne.bond1@sothebys.realty

WEST VILLAGE



173 Perry Street 11N

2 BR | 2 BA | \$5,950,000

[173Perry11N.com](#)

KAPTAN UNUGUR
917.405.7087 kaptan.unugur@sothebys.realty

UPPER EAST SIDE



21 East 61st St 7C

2 BR | 2.5 BA | \$4,800,000

[21East61stSt7C.com](#)

LENA DATWANI
917.476.9797 lena.datwani@sothebys.realty

BROOKLYN



112 Pulaski Street Entire Building

5 BR | 4 BA | \$3,850,000

[112PulaskiSt.com](#)

JAMYL HARRISON
803.378.2544 jamyl.harrison@sothebys.realty

2 Mowbray Lane North, Cold Spring Harbor, NY 11724



Peggy Moriarty
Associate Real Estate Broker
Gold Circle of Excellence
o.631.692.6770
c. 516.769.2843



2 Mowbray Lane North, Cold Spring Harbor, NY 11724

6 BR | 6.5 BA | 2 ACRES
\$4,995,000

Introducing this architectural masterpiece in the “Wawapek” area, set on a picturesque 2-acre lot. This stunning property boasts commercial-grade construction with a durable steel infrastructure, ensuring unparalleled stability and longevity. With its expert craftsmanship and luxurious finishes throughout, this property is a true work of art that will impress even the most discerning of buyers.

SOTHEBYSREALTY.COM/ID/5K2XLJ



COLD SPRING HARBOR OFFICE | 5 MAIN STREET, COLD SPRING HARBOR, NEW YORK 11724 | SOTHEBYSREALTY.COM

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The Last Great Locust Valley Estate Lands End Manor



Karen Sharf
Associate Real Estate Broker
516.972.7647
KarenSharf@DanielGale.com

Exclusively Marketed in
New York City by Referring
Agents

Nikki Field
Associate Real Estate Broker
212.606.7669
Nikki.Field@Sothebys.Realty

Dana Kirshenbaum
Real Estate Salesperson
917.593.9741
Dana.Kirshenbaum
@Sothebys.Realty

Locust Valley, NY 11560

8 BR | 7 FULL 2 HALF BA | 32 ACRES
\$28,000,000

This last great Locust Valley waterfront Estate is comprised of 32 beautifully cultivated and preserved acres offering a country manor lifestyle on the Gold Coast of Long Island. Lands End Manor is a compound rich in history. Today, the sublime 8-bedroom Georgian-inspired Colonial manor celebrates both original architectural details yet is comfortable for today's lifestyle. Resplendent principal rooms feature exquisite original millwork. The main residence is complemented by a picturesque pool house with bluestone patios overlooking the sparkling heated oval swimming pool, spa, ornamental garden and open lawns that meet the water's edge at Frost Creek and the Long Island Sound beyond. A spacious 6-bedroom, 5 bath cottage features a fabulous light-filled great room. An equestrian's dream, a five-stall stable has two attached caretaker cottages and an attached four-bay garage. Paddocks provide ample room for pasture and riding. With enduring beauty, Lands End Manor offers a rarified lifestyle in today's world.

DANIELGALE.COM/LISTING/DGID2042631



WHEATLEY PLAZA OFFICE | 342 WHEATLEY PLAZA, GREENVALE, NEW YORK 11548 | DANIELGALE.COM

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“Atlantic Walk”



Margaret Smith
Associate Real Estate
Broker
516.578.7153
margaretsmith
@danielgale.com



Nathaniel Larson
Real Estate Salesperson
631.800.1301
nathaniellarson
@danielgale.com

1 Atlantic Walk, Water Island, NY 11782
4 BR | 5 BA | .97 ACRES
\$4,250,000

Unparalleled waterfront estate spanning a continuous .97-acre from the Great South Bay to the Atlantic Ocean. Sun worshiper's tranquil paradise with sandy beaches, two luxurious 2-bedroom residences with a pool house and heated fresh water lap swimming pool in between. Exquisite custom milled cedar and teak interiors feature luxurious fixtures and finishes. Bay dock for both private boat transportation and water sports. Wraparound porches, endless water views and luxurious amenities combine to create an exceptional beachfront estate where nature's unspoiled beauty can be experienced. A Masterpiece Collection Listing.

DANIELGALE.COM/LISTING/DGID852257



BAY SHORE OFFICE | 249 W Main St Bay Shore, New York 11706 | DANIELGALE.COM

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“Brookhaven”



Kathleen Dodd
Real Estate Salesperson
c.516.504.8771
kathleendodd@danielgale.com



12 Locust Lane, Upper Brookville, NY
5 BR | 4.5 BA | 7,200 SQ. FT.
\$4,495,000

Stately five-bedroom Estate perfect for today's stylish and luxurious living on 2 landscaped acres. Chic formal living room, richly paneled library, elegant formal dining room, beautifully designed kitchen with radiant heat, family room, theater with seating, cozy den and recreation room. Outdoor kitchen and heated swimming pool. A Masterpiece Collection Listing. MLS# 3534999.



LOCUST VALLEY OFFICE | 1 BUCKRAM ROAD, LOCUST VALLEY, NY 11560 | DANIELGALE.COM

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QUOGUE, NEW YORK



186 Dune Road -Just Listed

8 BR | 9.5 BA | \$10,500,000 SOTHEBYSREALTY.COM/ID/B5JPYV

Set back from Dune Road with 107 ft. of ocean frontage, 10,000 sq.ft. over three levels, with unobstructed views of the ocean and bay, as well as a large, waterside pool.

SOUTHAMPTON, NEW YORK



127 Moses Lane - In Contract

4 BR | 5.0 BA | \$3,595,000

SOTHEBYSREALTY.COM/ID/53N2JR

REMSENBURG, NEW YORK



118 South Country Road

4 BR | 3.5 BA | \$2,575,000

118SOUTHCOUNTRYRD.COM



DEIRDRE DEVITA
Associate Broker
212.580.3969
Deirdre.DeVita@sothebysrealty.com
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Waterfront with Gorgeous Gardens, Pool, Pool House, and Dock



	<p>Patricia J Petrillo Associate Broker 516.356.5136 Patricia.Petrillo @sothebysrealty.com</p>	<p>29 Cobb Isle Road, Water Mill 6 BR 8.5 BA 7,650 SQ. FT. \$14,995,000</p> <p>This handsome 7,650+/- sq.ft. shingled Gambrel sits elegantly on its one acre waterfront site surrounded by beautiful gardens and water. The architectural design by McDonough & Conroy, takes advantage of the lovely setting so that most rooms have views of gardens and/or water with access to the outside. The superb floor plan creates open sunny spaces that are exciting and conducive to impressive entertaining or just simple rest and relaxation. Located on a quiet private road and beautifully landscaped with upland lawns, perennial gardens and mature trees; the waterside is bulk headed with 275 ft. of waterfront, a floating dock, and lovely gardens and paths leading to the water.</p>	
	<p>Dawn Petrillo Licensed Salesperson 631.278.9578 Dawn.Petrillo @sothebysrealty.com</p>		
		<p>20COBBISLEROAD.COM</p>	

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Spacious and Summer Ready Southampton Village Ranch



Keith Williams
Licensed Salesperson
631.379.2611
Keith.Williams
@sothebysrealty.com



36 CORRIGAN ST

3 BR | 3.5 BA | 2,089 SQ. FT.
\$3,150,000

This updated and charming Hamptons ranch offers nearly 2,100 sq.ft. of turn-key living space spread out conveniently across one-level with lower-level storage and room to expand. The outdoor heated gunite salt-water pool is surrounded by a patio adorned with beautiful mature gardens. There is also an outdoor shower, storage shed, and sauna.

36CORRIGAN.COM



Sag Harbor Village Main Street Exceptional Location with Studio



Sharon Stern
Associate Broker
917.226.5054
Sharon.Stern
@sothebysrealty.com



Heather Buchanan
Licensed Salesperson
516.729.0196
Heather.Buchanan
@sothebysrealty.com

299 MAIN STREET

3 BR | 2.0 BA | 2,000 SQ. FT.
\$3,100,000

Centrally located on picturesque Main Street, 299 Main Street offers a unique opportunity to own a two C/O family home plus studio which can also be reimagined as a single family home in the heart of Sag Harbor Village. Situated on two tenths of an acre, seconds from Otter Pond and across from Sag Harbor Cove, this fully cleared property features a 2,000+/- sq .ft. legal two-family home with three bedrooms and two baths in the main house, expansive lawns and a 500 sf +/- cottage with full bath. World famous ocean and bay beaches, local farmstands, the wonderful Mashashimuet Park, equestrian facilities and cultural centers are all nearby. Exceptional opportunity!

299MAINSTREET.COM



PRINCETON, NJ



193 Elm Road

7 BR | 6/2 BA | 1.08 AC | \$3,950,000

callawayhenderson.com/id/4R8WP5

MAURA MILLS Sales Associate
609.947.5757 | mmills@callawayhenderson.com

PRINCETON, NJ



164 Prospect Avenue

5 BR | 5/1 BA | 0.35 AC | \$3,650,000

callawayhenderson.com/id/ZZG9KM

MAURA MILLS Sales Associate
609.947.5757 | mmills@callawayhenderson.com

PRINCETON, NJ



18 Katies Pond Road

7 BR | 6/2 BA | 3.42 AC | \$3,495,000

callawayhenderson.com/id/BZNX5Y

NORMAN 'PETE' CALLAWAY Broker Associate
609.558.5900 | pcallaway@callawayhenderson.com

HOPEWELL TOWNSHIP, NJ



0 Cherry Valley Road

62.37 AC | \$3,400,000

callawayhenderson.com/id/GS4W93

JUDSON HENDERSON Broker of Record
609.921.1050 | jhenderson@callawayhenderson.com

PRINCETON, NJ



64 Pettit Place

6 BR | 5/1 BA | 1.01 AC | \$2,100,000

callawayhenderson.com/id/P3SRXL

MADOLYN GREVE Broker Associate
609.462.2505 | mgreve@callawayhenderson.com

HOPEWELL TOWNSHIP, NJ



179 Stony Brook Road

6 BR | 5/1 BA | 31.36 AC | \$1,950,000

callawayhenderson.com/id/N6J2B5

JANE HENDERSON KENYON Broker Associate
609.828.1450 | jhendersonkenyon@ch-sir.com

FRANKLIN TOWNSHIP, NJ



174 Cedar Grove Lane

4 BR | 4/1 BA | 1.71 AC | \$1,299,000

callawayhenderson.com/id/SSH3E3

VANESSA DIAZ Sales Associate
908.952.5554 | vdiaz@callawayhenderson.com

PRINCETON, NJ



73 Drakes Corner Road

4 BR | 4 BA | 3 AC | \$1,295,000

callawayhenderson.com/id/4PDXJQ

JUDSON HENDERSON Broker of Record
609.921.1050 | jhenderson@callawayhenderson.com

PRINCETON, NJ



41 Drakes Corner Road

4 BR | 3 BA | 4 AC | \$999,000

callawayhenderson.com/id/C6V4BP

JUDSON HENDERSON Broker of Record
609.921.1050 | jhenderson@callawayhenderson.com

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After a successful career as a real estate and land use attorney in the home building industry, Michael has reinvented himself as a top producing trusted real estate advisor. He looks forward to partnering with you to enhance your lifestyle at the beautiful Jersey Shore.

MICHAEL SKEA
Broker Associate
732.272.5898 cell
732.449.3322 office
mskea@wardwightsir.com

SPRING LAKE, NEW JERSEY



416 Essex Avenue

6 BR | 6/1 BA | \$5,895,000

Now is the time to customize your finishes. Anticipated September, 2024 delivery. SOTHEBYSREALTY.COM/ID/P6EZ56

WARD WIGHT SOTHEBY'S INTERNATIONAL REALTY | 1117 THIRD AVE SPRING LAKE, NEW JERSEY 07762 | SOTHEBYSREALTY.COM



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Broad Street Commons, A Condominium



Spring Lake Office
732.449.3322



34 Broad Street, Manasquan
2-3 BR | 2 BA
PRICING STARTING AT \$919,500
We are pleased to announce that closings have commenced at Broad Street Commons!
Broad Street Commons is a 22 unit Condominium development comprised of 2 and 3 bedroom
single floor units with 2 full baths in downtown Manasquan. Floor plans range from 1,025 to 1,444
square feet. Each unit comes with 2 parking spaces.

SOTHEBYSREALTY.COM/ID/MHZ8MT



Extraordinary Opportunity



Spring Lake Office
732.449.3322



205 Newark Avenue, Spring Lake
5 BR | 4.1 BA
\$4,995,000
This unique home is ideally situated on a 100x150 lot, in close to all the wonders of Spring Lake, the
community theatre, town, restaurants, beaches & more. Home features 5 bedrooms, 4 full baths, 1
half bath - 3 finished levels of living space, use as existing or expand on the endless possibilities
that a 100 x 150 lot, located on one of the most desirable streets in Spring Lake.

SOTHEBYSREALTY.COM/ID/3VR37N



Architectural Masterpiece



The Sam Joseph Team
Sam Joseph
Team Leader
Sales Associate
917.359.8990

James "Jamie"
MacDonald
Sales Associate
973.803.0799

Dominick Dellaratta
Sales Associate
212.729.4181

Tiffany Booker
Sales Associate
973.460.4674

159 Gates Avenue, Montclair, New Jersey
4 BR | 5.1 BA | 1.6 ACRES | 2 POOLS
\$8,500,000

Retaining its classic Tudor facade, the interior unfolds into vast, serene modern spaces defined by minimalism. A breathtaking three-story atrium with floor-to-ceiling windows and a sleek floating staircase serves as the centerpiece. The main level hosts an impressive living/dining area, marked by a towering fireplace, high ceilings, and stone walls. Expansive kitchen and family room opens to an extensive outdoor patio and pool. Upstairs, three spacious private suites, including an opulent primary suite, offer luxurious retreats.



MoMA meets Montclair in this Modern Tudor Manor

The Sam Joseph Team
Sam Joseph
Team Leader
Sales Associate
917.359.8990

James "Jamie"
MacDonald
Sales Associate
973.803.0799

Dominick Dellaratta
Sales Associate
212.729.4181

Tiffany Booker
Sales Associate
973.460.4674



159 Gates Avenue, Montclair, New Jersey
4 BR | 5.1 BA | 1.6 ACRES | 2 POOLS
\$8,500,000

The third level surprises with a grand great room, featuring a vaulted ceiling and additional bedroom suite. Lower level indulges with a spa-like ambiance, boasting an indoor pool, gym, sauna, and rec room. Occupying 1.8 lush acres, the estate also presents an exquisite outdoor pool, 3-car garage, and a fully renovated 2 bed, 2.5 bath carriage house, with space for a future tennis court.



GLEN RIDGE, NEW JERSEY



100 Sherman Avenue

5 BR | 3.1 BA | \$1,599,000

Beautifully restored home with a spectacular oasis backyard is searching for its 3rd owner in the last 100 years.

SOUTH ORANGE, NEW JERSEY



4 Woodland Crescent

5 BR | 3.1 BA | \$1,399,000

Beautifully updated with great outdoor space this hidden gem is tucked away on an idyllic Montrose cul-de-sac.



THE SAM JOSEPH TEAM
SAM JOSEPH
Team Leader
Sales Associate
917.359.8990

JAMES "JAMIE" MACDONALD
Sales Associate
973.803.0799

DOMINICK DELLARATTA
Sales Associate
212.729.4181

TIFFANY BOOKER
Sales Associate
973.460.4674

PROMINENT PROPERTIES SOTHEBY'S INTERNATIONAL REALTY | 32 VALLEY ROAD, MONTCLAIR, NJ 07042 | O. 973.783.6900 | SOTHEBYSREALTY.COM

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Modern Mediterranean
with NYC Skyline Views



The Sam Joseph Team
Sam Joseph
Team Leader
Sales Associate
917.359.8990

James "Jamie"
MacDonald
Sales Associate
973.803.0799

Dominick Dellaratta
Sales Associate
212.729.4181

Tiffany Booker
Sales Associate
973.460.4674



2 Edgewood Terrace, Montclair, New Jersey

4 BR | 3.1 BA | .5 ACRES

\$1,999,000

This stunning and fully updated home features a spectacular sun-filled great room with vaulted, ceiling and dramatic fireplace plus a gorgeous gourmet kitchen and an expansive deck. This home offers luxury, privacy and is perfectly situated close to all that Montclair offers.

PROMINENT PROPERTIES SOTHEBY'S INTERNATIONAL REALTY | 32 VALLEY ROAD, MONTCLAIR, NJ 07042 | O. 973.783.6900 | SOTHEBYSREALTY.COM

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HAWORTH, NEW JERSEY



147 Harrison Street

6 BR | 5.0 BA | \$2,775,000 sothebysrealty.com/id/H7CFY3

Fully completed and move in ready, this exquisite new construction home offers true elegance and modern luxury featuring a finished basement and 3-car garage.



DEMAREST, NEW JERSEY



116 Lake Road

6 BR | 5.5 BA | \$2,898,000

sothebysrealty.com/id/7WPP49

TENAFLY, NEW JERSEY



54 Forest Road

6 BR | 6.5 BA | \$4,200,000

sothebysrealty.com/id/B6T286



ENKELETA "LEDA" DEKAJ
Sales Associate
c. 201.250.4842
enkeleta.dekaj@sothebysrealty.com

PROMINENT PROPERTIES SOTHEBY'S INTERNATIONAL REALTY | 90 COUNTY ROAD, TENAFLY, NEW JERSEY 07670 | O. 201.568.5668 | SOTHEBYSREALTY.COM

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549 Indian Field Road



549 Indian Field Road

6 BR | 9.0 BA | 11,279 SQ. FT.
\$43,500,000

A waterfront hôtel particulier in the private, gated enclave of Mead Point, this sumptuous French manor on two acres looks over rolling lawns with a 72-foot infinity pool, pool house and dock. Views of the Long Island Sound.

Joseph Barbieri
Senior Global
Real Estate Advisor
203.940.2025
Joseph.Barbieri
@sothebys.realty

549INDIANFIELD.COM



Sotheby's
INTERNATIONAL REALTY

SOTHEBY'S INTERNATIONAL REALTY - GREENWICH BROKERAGE | ONE PICKWICK PLAZA GREENWICH, CONNECTICUT 06830 | SOTHEBYSREALTY.COM/GREENWICH

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Harkaway - Mary Tyler Moore's Greenwich Estate



Joseph Barbieri
Senior Global
Real Estate Advisor
203.940.2025
Joseph.Barbieri
@sothebys.realty



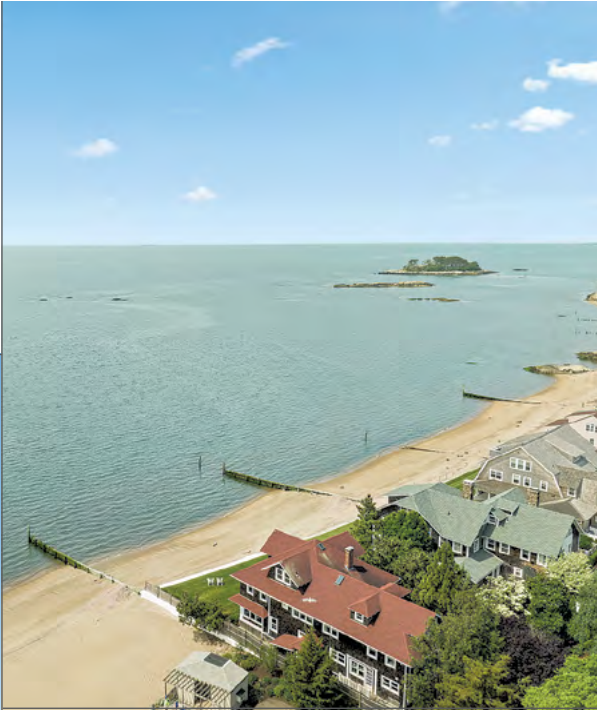
50 Dingtletown Road
5 BR | 8.0 BA | 13,825 SQ. FT.
\$21,900,000

Harkaway: A captivating retreat in the heart of Greenwich with a storied pedigree, this distinguished Georgian Colonial was home to the late Mary Tyler Moore. Following a meandering stream, the long, gated drive leads to the quietly secluded stone house on 7.37 acres of private, sweeping grounds landscaped by Janice Parker and buffered by 5 acres of conservation.

50DINGLETOWNROAD.COM



One of the CT Shoreline's most iconic waterfront properties



Margaret Muir
Sales Associate
203.415.9187
mmuir@wpsir.com



118 Middle Beach Road, Madison, CT 06443
7 BR | 5.2 BA | 5075 SQ. FT.
\$2,975,000

'Red Top' as it's locally known - has panoramic views of L.I. Sound from every room & space for all. This Architectural Digest ready gem has an open floor plan and oozes charm recalling the glamour and comfort of a bygone era. This unique getaway, with private beach, was built for entertaining and gatherings of all types. This storied retreat is still just 90 miles/90 minutes from Manhattan.

118MIDDLEBEACHROAD.COM



Direct waterfront compound



Margaret Muir
Sales Associate
203.415.9187
mmuir@wpsir.com

60 and 78 Harbor View Road, Guilford, CT 06437

EACH HOME WITH 2 BR | 1 BA
\$1,295,000

Direct Waterfront Compound! Wake to magical sunrises. Both homes (being offered together) are separately deeded, contiguous & qualify for membership in Little Harbor Association with beach and dock. They no longer share any utilities and can be made more private from one another if desired. A compound that offers unique flexibility and possibilities!

78HARBORVIEWROAD.COM



WILLIAM PITT SOTHEBY'S INTERNATIONAL REALTY | 696 BOSTON POST RD, MADISON, CT 06443 | SOTHEBYSREALTY.COM

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KILLINGTON, VERMONT | DEVELOPMENT



48 Innsbruck Lane

12 POTENTIAL UNITS | 3 COMPLETED | \$3,650,000
fourseasonssir.com/48innsbrucklane

NATHAN MASTROENI | C: 802.417.3605
nathan.mastroeni@fourseasonssir.com

CHARLOTTE, VERMONT



435 Dorset Street

4 BEDS | 5 BATHS | 10 ACRES | \$3,250,000
fourseasonssir.com/435dorsetstreet

MARY PAT PALMER | C: 802.238.3325
marypat.palmer@fourseasonssir.com

KILLINGTON, VERMONT



152 Mountainside Lane

4 BEDS | 6 BATHS | \$2,800,000
fourseasonssir.com/152mountainsidelane

CLAIRE THOMPSON | C: 347.932.8587
NATHAN MASTROENI | C: 802.417.3605

STONE RIDGE, NEW YORK



4494-4496 Route 209

5 BEDS | 6 BATHS | \$1,795,000
fourseasonssir.com/4494route209-1

JENNIFER ENLOE | C: 917.776.4580
jennifer.enloe@fourseasonssir.com

DANBY, VERMONT



34 South Main Street

3 BEDS | EXTRA GUEST COTTAGE | \$1,250,000
fourseasonssir.com/34southmainstreet

KATHY ZILKHA | C: 917.592.8074
kathy.zilkha@fourseasonssir.com

KILLINGTON, VERMONT



422 Trailside Drive F2

3 BEDS | 2 BATHS | \$799,000
fourseasonssir.com/422trailsidef2

NATHAN MASTROENI | C: 802.417.3605
MERISA SHERMAN | C: 802.345.0487

LIVINGSTON, NEW YORK | UNDER CONTRACT



722 County Route 2

3 BEDS | 3 BATHS | \$749,000
fourseasonssir.com/722countyroute2

ELIZABETH PETERS | C: 845.235.3488
elizabeth.peters@fourseasonssir.com

BRADFORD, VERMONT



2 Old Route 5

3 BEDS | 2 BATHS | \$579,000
fourseasonssir.com/2oldroute5

PENNY LOSCHIAVO | C: 802.299.7738
penny.loschiavo@fourseasonssir.com

ANDOVER, NEW HAMPSHIRE



370 Tucker Mountain Road

65-ACRE PARCEL | \$420,000
fourseasonssir.com/370tuckermountainroad

CARTER BASCOM | C: 603.493.8642
carter.bascom@fourseasonssir.com

FOUR SEASONS SOTHEBY'S INTERNATIONAL REALTY | FOURSEASONSSIR.COM | 23 OFFICES THROUGHOUT VERMONT, NEW HAMPSHIRE & NEW YORK

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MIDDLETOWN, RHODE ISLAND



124 Cornelius Drive

4 BR | 4.0 BA | 3,626 SF | \$3,200,000 sothebysrealty.com/id/FXDMRF

A captivating blend of modern sophistication and California coastal design, this newly built home sits on 1.5-acres just off Indian Avenue, with easy access to ocean beaches.



SOUTH KINGSTOWN, RHODE ISLAND



1119 Matunuck Beach Road

2 BR | 3.1 BA | \$4,250,000

sothebysrealty.com/id/5H8W7R

THE SOBY FOX TEAM Sales Associates
soby.fox@mottandchace.com 401.662.7969

LITTLE COMPTON, RHODE ISLAND



7 Beach Street

4 BR | 3.1 BA | \$4,465,000

sothebysrealty.com/id/GF545Z

CHERRY ARNOLD Sales Associate
cherry.arnold@mottandchace.com 401.864.5401

NEWPORT, RHODE ISLAND



30 Hazard Road

4 BR | 2.5 BA | 5,280 SF | \$3,495,000

Secluded 1.8-acre Waterfront Compound off Ocean Drive

PORTSMOUTH, RHODE ISLAND



182 Stonegate Drive

4 BR | 3.5 BA | 3,075 SF | \$1,585,000

New Construction Set on Cul-de-Sac with 6-Acres of Protected Land

NORTH KINGSTOWN, RHODE ISLAND



44 Spring Street

4 BR | 2.1 BA | \$4,995,000

sothebysrealty.com/id/S9LR4H

JACK TEEDEN Sales Associate
jack.teeden@mottandchace.com 401.935.3228

BRISTOL, RHODE ISLAND



79, 85, 91 Shore Road

5 BR | 7.5 BA | \$6,700,000

sothebysrealty.com/id/SRWTHG

KIM IDE Sales Associate
kim.ide@mottandchace.com 401.487.6928

COVERING ALL RHODE ISLAND
401.849.3000
gustavewhite@gustavewhite.com

GUSTAVE WHITE SOTHEBY'S INTERNATIONAL REALTY | 37 BELLEVUE AVENUE NEWPORT, RHODE ISLAND 02840 | GUSTAVEWHITE.COM

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The Cliffs



700 Bulls Neck Road, McLean, Virginia
8 BEDROOMS | 10 FULL BATHROOMS
\$33,900,000

Ideally located in McLean, Virginia, just minutes to Washington, DC, The Cliffs captures an unrivaled perspective on nature and the Potomac River. Spanning over 32,000 square feet, 8 bedrooms, 10 full bathrooms, virtually every room features inspiring river views. The exceptional health and wellness amenities include indoor and outdoor pools, an indoor basketball court, meditation and exercise spaces - plus a collector's garage which doubles as a multi-use entertaining and sports pavilion. Vermont slate roofing, native stone and limestone walls, geothermal heating and cooling, and redundant private water sources enhance the sustainable aspects of the estate. The Cliffs fully aligns luxury, nature and well-being - all in convenient proximity to the Nation's Capital.

Mark C. Lowham
CEO & Managing Partner
+1 703 966 6949
mark.lowham@sir.com

THECLIFFSVIRGINIA.COM



MCLEAN VIRGINIA BROKERAGE | 6723 WHITTIER AVE, SUITE 101, MCLEAN, VIRGINIA 22101 | SOTHEBYSREALTY.COM

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Unrivaled Lowcountry Luxury



Catherine
Donaldson
Realtor®
843.338.2069
Catherine.Donaldson
@danielravenelsir.com



170 Oldfield Way
4 BR | 4.5 BA | 5,526 SQ. FT.
\$4,250,000

Experience the epitome of Lowcountry luxury at 170 Oldfield Way featuring custom-designed Court Atkins architecture, a spacious great room, a 1,000 square foot air-conditioned porch with stunning river and golf course views, a gourmet kitchen, a Carolina room, a guest house, and more, all within the coveted Oldfield community of Bluffton.

170OLDFIELD.COM



DANIEL RAVENEL SOTHEBY'S INTERNATIONAL REALTY | 49 BOUNDARY STREET BLUFFTON, SOUTH CAROLINA 29910 | SOTHEBYSREALTY.COM

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Grand Historic Charm in Downtown Charleston, South Carolina



Ruthie Ravenel
Realtor®
843.696.8858
Ruthie
@danielravenelsir.com



40 Laurens Street

5 BR | 3.5 BA | 6,165 SQ FT.
\$4,800,000

The grandeur of Downtown Charleston awaits at the Stephen Shrewsbury House in the coveted Ansonborough neighborhood. A solid-brick single house, 40 Laurens Street commands attention with two levels of iconic piazzas and a ground-level veranda courtyard.



DANIEL RAVENEL SOTHEBY'S INTERNATIONAL REALTY | 33 BROAD STREET CHARLESTON, SOUTH CAROLINA 29401 | SOTHEBYSREALTY.COM

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Extraordinary Beach Home on Isle of Palms, South Carolina



Ruthie Ravenel
Realtor®
843.696.8858
Ruthie
@danielravenelsir.com



Middleton
Rutledge
Realtor®
843.345.9137
MRutledge
@danielravenelsir.com

4 51st Avenue

6 BR | 7 BA | 6,431 SQ FT.
\$6,795,000

Steps from the pristine, wide sandy beach of Isle of Palms, 4 51st Avenue offers this and more - an exceptional example of artful design with true indoor/outdoor living to relax and enjoy the stunning ocean views. The home features six bedrooms with ensuite baths plus two half baths while setting the gold standard in amenities and prime location along Charleston's idyllic coastline. The location in the highly desirable area of the island known as "The Avenues" provides a quiet, private setting just steps from the ocean yet still convenient to the nearby amenities of Wild Dunes, the IOP Marina, and Front Beach IOP.



DANIEL RAVENEL SOTHEBY'S INTERNATIONAL REALTY | 33 BROAD STREET CHARLESTON, SOUTH CAROLINA 29401 | SOTHEBYSREALTY.COM

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SAVANNAH, GEORGIA



14 Bartow Point Drive

4 BR | 3.0 BA | \$1,400,000

14bartowpoint.com

EMILY TRUST Realtor®
912.547.3001 emily.trust@danielravenelsir.com

CHARLESTON, SOUTH CAROLINA



8 Larnes Street

4 BR | 3.5 BA | \$1,175,000

8larnes.com

LISA PATTERSON Realtor®
843.991.6809 lisa@danielravenelsir.com

MOUNT PLEASANT, SOUTH CAROLINA



2300 Skyler Drive

5 BR | 3.0 BA | \$1,149,000

2300skyler.com

JOHN E HUGULEY III Realtor®
843.532.8130 john@danielravenelsir.com

SAVANNAH, GEORGIA



1605 Vine Street

3 BR | 3.0 BA | \$524,900

1605vine.com

RUBEN RAMOS Realtor®
912.856.2244 ruben@danielravenelsir.com

CHARLESTON, SOUTH CAROLINA



213 Ashley Avenue A

3 BR | 3.0 BA | \$2,200,000

213a-ashley.com

SUSIE ROSEN Realtor®
203.247.2930 srosen@danielravenelsir.com

CHARLESTON, SOUTH CAROLINA



673 Wampler Drive

5 BR | 4.0 BA | \$2,990,000

673wampler.com

JOHN E HUGULEY III Realtor®
843.532.8130 john@danielravenelsir.com

BEAUFORT, SOUTH CAROLINA



210 Old Plantation Drive W

5 BR | 4.5 BA | \$1,625,000

sothebysrealty.com/id/LDT3DM

AMY LANCE Realtor®
404.550.2608 amy@danielravenelsir.com

CHARLESTON, SOUTH CAROLINA



5 Motley Lane

4 BR | 4.5 BA | \$2,999,999

5motley.com

KATIE COLEMAN Realtor®
843.860.4985 katie@danielravenelsir.com

WADMALAW ISLAND, SOUTH CAROLINA



6248 Josie Ridge Road

5 BR | 5.5 BA | \$2,995,000

6248josieridge.com

DANIEL RAVENEL Realtor®
843.343.5944 dravenel@danielravenelsir.com

Masterfully Constructed Gulf-Front Home On 30A's Last Perfect Beach



36 East Saint Lucia Lane

5 BR | 6.5 BA | 5,523 SQ. FT.
\$13,750,000

Sitting atop Blue Mountain Beach overlooking white sand coastal dunes, this beachfront home reflects the prestige of 30A's most desirable community. This gated community provides 3,000 feet of private beach.

Ron Hefner
Sales Associate
850.461.8886
ron@scenicsir.com

SOTHEBYSREALTY.COM/ID/JVP5L5





Your Real Estate Matchmaker in Palm Beach

It would be my pleasure to assist you, whether you are seeking a property with the best upside appreciation or looking to sell without leaving money on the table, my experience and knowledge of the market will help guide your decisions.

STEPHANIE LEFES
Senior Global Real Estate Advisor
561.789.2393 | stephanielefes.com
stephanie.Lefes@sothebys.realty

PALM BEACH, FLORIDA



274 Monterey Road

\$9,500,000 | Beach access, 2 car garage, large pool, lot size 13,500 SF

PalmBeachRenoorBuild.com

PALM BEACH BROKERAGE | SOTHEBYSREALTY.COM/PALMBEACH

PALM BEACH, FLORIDA



324 Eden Road

\$10,000,000 | Beach Access and over 14,000 SqFt lot

PALM BEACH BROKERAGE | SOTHEBYSREALTY.COM/PALMBEACH

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PALM BEACH, FLORIDA



940 N Lake Way

\$55,000,000

940northlakeway.com

NORTH PALM BEACH, FLORIDA



12358 Ridge Road

6 BR | 7.5 BA | \$12,500,000

12358ridge.com

WEST PALM BEACH, FLORIDA



7115 S Flagler Drive

2 BR | 2.0 BA | \$6,495,000

7115sflaglerdrive.com



TODD & FRANCES PETER
Senior Global Real Estate Advisors
561.281.0031 | francesandtodd.com
todd.peter@sothebys.realty

PALM BEACH BROKERAGE | SOTHEBYSREALTY.COM/PALMBEACH

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PALM BEACH, FLORIDA



236 Pendleton Avenue

4 BR | 4.5 BA | \$14,600,000

236pendletonavenue.com

PALM BEACH, FLORIDA



1435 N Ocean Way

4 BR | 4.5 BA | \$10,995,000

1435northocean.com

WEST PALM BEACH, FLORIDA



291 Austin Lane

4 BR | 3.5 BA | \$2,995,000

291austinln.com

PALM BEACH, FLORIDA



142 Seabreeze Avenue

5 BR | 3.5 BA | \$12,995,000

142seabreezeavenue.com

PALM BEACH, FLORIDA



224 Atlantic Avenue

4 BR | 4.5 BA | \$10,900,000

224atlanticavenue.com

PALM BEACH, FLORIDA



215 Seaspray Avenue

4 BR | 5.5 BA | \$10,800,000

215seasprayavenue.com

PALM BEACH BROKERAGE | SOTHEBYSREALTY.COM/PALMBEACH

TREASURE ISLAND, FLORIDA



10109 Tarpon Drive, Treasure Island, FL 33706

4 BR | 3.5 BA | \$3,000,000 premiersothebysrealty.com/website/MFR/U8211703

This exquisite coastal home is nestled on the Intracoastal Waterway of Boca Ciega Bay offering the ultimate waterfront living experience. 5-minutes to Gulf of Mexico by boat.

TARPON SPRINGS, FLORIDA



1580 Mac Chesney Drive, Tarpon Springs, FL 34689

4 BR | 4 BA | \$1,275,000

premiersothebysrealty.com/website/MFR/U8222868

INDIAN ROCKS BEACH, FLORIDA



2308 Bay Blvd, Indian Rocks Beach, FL 33785

10 BR | 5 BA | \$2,100,000

premiersothebysrealty.com/website/MFR/U8211094



KAREN APA
Global Real Estate Advisor
727.776.7678
karen.apa@premiersir.com

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Kumara Wilcoxon



AUSTIN'S #1 LUXURY REALTOR FOR 4 CONSECUTIVE YEARS

Kumara is Austin's leading luxury real estate agent, boasting over \$3 billion in sales and the #1 ranking in Austin. Nationally recognized, she excels in connecting discerning clients with premier properties through her extensive industry network. Offering exclusive listings and personalized investment strategies, Kumara's expertise and dedication have earned her a reputation as a trusted advisor for high-net-worth individuals navigating Austin's dynamic market.



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Approaching a billion dollars in active, pending, and recently sold inventory since 2020, Bridget consistently ranks among the top most productive Realtors® in Austin, Texas. She is entrusted to represent the world's most discerning clientele, both on and off-market. Whether it's along the shores of Lake Austin, throughout the region's burgeoning in-city neighborhoods, or extending to ranch properties, Bridget's personalized approach provides a luxury, full-concierge service at all price points, throughout Texas and around the globe.



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AUSTIN, TEXAS



The Legacy of Lake Austin

9 BR | 8.3 BA | \$42,000,000

LegacyofLakeAustin.com

BRIDGET RAMEY Global Real Estate Advisor
512.796.2602 | BridgetRamey.com

AUSTIN, TEXAS



Private Address in Austin

6 BR | 9.1 BA | PRICE UPON REQUEST

Call For Details

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AUSTIN, TEXAS



The Peninsula of Lake Austin

5 BR | 5.3 BA | PRICE UPON REQUEST

ThePeninsulaofLakeAustin.com

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512.796.2602 | BridgetRamey.com

AUSTIN, TEXAS



The Prominence of Austin

6 BR | 6.4 BA | PRICE UPON REQUEST

TheProminenceofAustin.com

BRIDGET RAMEY Global Real Estate Advisor
512.796.2602 | BridgetRamey.com

BIG SKY, MONTANA



942 Lone Mountain Trail
5 BR | 7 BA | 6,894 SQFT | \$12,750,000
bearhugranch.com
LAURA SACCHI Broker
406.570.9651 | laura@bigskysir.com

BIG SKY, MONTANA



31 Heavy Runner, Unit 18D
2 BR | 3 BA | 1,844 SQFT | \$2,095,000
sothebysrealty.com/id/WTPPE2
LISA KNORR Broker
406.580.8488 | lisa@bigskysir.com

BOZEMAN, MONTANA



45 River Camp Road
5 BR | 4.5 BA | 4,417 SQFT | \$3,995,000
rronthegallatin.com
CHARLOTTE DURHAM Broker
406.581.8891 | c@charlottenco.com

BIG SKY, MONTANA



418 Antler Ridge Road
5 BR | 5.5 BA | 4,863 SQFT | \$4,750,000
418antlerridge.com
TORY CYR Broker
406.577.6337 | tory@bigskysir.com

BIG SKY, MONTANA



58 Marmot Lane
5 BR | 5.5 BA | 3,553 SQFT | \$4,500,000
yellowtailresidences.com
CHARLOTTE DURHAM Broker
406.581.8891 | c@charlottenco.com

MONTANA CITY, MONTANA



100 Big Indian Gulch Road
4 BR | 3.5 BA | 7,700 SQFT | \$3,400,000
sothebysrealty.com/id/M6P6LG
NATHAN KNOPF Broker
406.600.5778 | nathan@bigskysir.com

BIG SKY, MONTANA



461 Wildridge Fork
5 BR | 7 BA | 5,610 SQFT | \$12,500,000
sothebysrealty.com/id/NX5N98
JUSTA ADAMS Sales Associate
406.600.1316 | justa@bigskysir.com

BIG SKY, MONTANA



12 Running Bear Road, Unit 39
3 BR | 3 BA | 1,541 SQFT | \$2,395,000
sothebysrealty.com/id/MYPYKC
JULIE BLAKELEY Broker
406.579.6473 | julie@bigskysir.com

BOZEMAN, MONTANA



North Pass Ranch Parcels
MULTIPLE AVAILABLE | 62 - 160 ACRES
northpassranch.com
CHARLOTTE DURHAM Broker
406.581.8891 | c@charlottenco.com

Sleek Architectural Masterpiece



Ann Newton Cane
DRE# 02084093
415.999.0253
a.newtoncane@ggsir.com



40 Valley View Road, Orinda
4 BR | 4.5 BA | 6,195 SQ. FT. | 1.43 ACRE LOT
\$10,500,000

This modern Swatt-Miers home, impeccably designed and appointed, commands what may be the best view in all of Orinda. Descend a private drive into a gated enclave and enjoy the serenity that puts the cares of the world far away. Stroll the west-facing exterior, over the wide travertine stone deck, and enjoy the warmth of the afternoon sun and the views of the Berkeley hills.

40VALLEYVIEWROAD.COM





Green Turtle Winding Bay, Abaco, The Bahamas



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@SIRbahamas.com



Green Turtle at The Abaco Club
4 BR | 4.5 BA | 1.5 ACRES
\$5,900,000
Located on a spectacular 1.5 acres beachfront parcel, Green Turtle at The Abaco Club is perfectly situated along the pristine 2.5 miles of white sand beach. The beachfront home with a private pool boasts four large bedrooms each with en-suite full bathrooms, a newly remodeled gourmet kitchen with stainless steel appliances, custom cabinetry, and a large island that easily seats six.

SIRBAHAMAS.COM/ID/6N582N



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Frozen & Alder Cays Berry Island, The Bahamas



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@SIRbahamas.com



Frozen & Alder Cays
13 BR | 10.0 BA | 83+ ACRES
\$25,000,000
An unparalleled offering of two tropical islands comprising 83+ acres located just 35 miles northwest of Nassau. Frozen Cay features a 4,145 sq. ft. 6-bed, 6-bath guest residence and a marina for yachts up to 100'. Alder Cay features a 5-acre protected lagoon, 2 docks, a duplex staff house. The islands are self-sufficient and operate independently.



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Wyvern House Paradise Island, The Bahamas



The Ansell Group
Estate Agents
+1 242.427.0082
Ansellgroup
@SIRbahamas.com



Wyvern House, Ocean Club Estates

6 BR | 7.5 BA | 7,980 SQ. FT.
\$8,850,000

This luxurious home located on the 4th fairway of a Tom Weiskopf designed golf course offers uninterrupted ocean views and spans 7,980 sq. ft., seamlessly blending chic island living with contemporary aesthetics. Nestled on over 0.75 acres of meticulously landscaped grounds, Wyvern House offers a total of 6 king-sized beds, with 4 in the main residence and 2 in the guest house.

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Villa Ventanas Old Fort Bay, The Bahamas



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@SIRbahamas.com



Villa Ventanas

5 BR | 5.0 BA | 6,022 SQ. FT.
\$8,875,000

This pristine and sophisticated property offers a total of 5 bedrooms and 5 bathrooms including a 1-bedroom / 1-bathroom guest cottage. Offered fully furnished, this residence is a testament to refined living, with 90 feet of canal frontage and a private dock, making it an ideal haven for boating enthusiasts or those who simply enjoy the tranquility of waterfront living.

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PALM DESERT, CALIFORNIA



35821 Cannon Drive

4 BD | 4 BA | 2,343 SF | 0.13 AC | \$995,000

This new construction home offers luxury living with a vibrant, contemporary flair. Entertain in style and enjoy this modern desert oasis.

RECENTLY SOLD IN PALM SPRINGS, CALIFORNIA



550 Palisades Drive

3 BD | 4 BA | 2,932 SF | \$8,750,000

RECENTLY SOLD IN LA QUINTA, CALIFORNIA



80140 Via Pessaro

5 BD | 6 BA | 4,415 SF | \$4,850,000



CRAIG CHORPENNING
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Custom Estate In La Quinta



Craig Chorpennig
Sales Associate
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craig.chorpenning
@sothebysrealty.com



80645 La Docena Trail

5 BD | 6 BA | 5,955 SF | 2.16 AC

\$4,500,000

Perched on an elevated cul-de-sac, this estate offers unparalleled views, privacy, craftsmanship and perfect amenities. Cozy hickory floors lead to a sunken bar with panoramic windows and natural light and warmth pouring in. A seamless blend of indoor/outdoor living, the expanded, covered patio boasts a fireplace and outdoor kitchen giving a serene, welcoming atmosphere.

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Vie L'Ven Luxury Resort & Residences



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Indigo Bay, St. Maarten

1 & 2 BEDROOM UNITS
Starting from the \$800,000's

Vie L'Ven Resort & Residences is a luxurious five-star destination located in St. Maarten. The resort is situated on a pristine beachfront, nestled within a conservation area. Inspired by a quality of life, amenities include three pools, boat access, gourmet restaurants, beachfront watersports, a world class thermal spa, 24-hour concierge, and more. Units available to purchase include various one bedroom, one bedroom plus den, and two bedrooms plus den suites. Now open for sales and accepting virtual/in-person appointments.

VIELVEN.COM

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