

# Deeds & Don'ts

INSIDE STORIES BEHIND AREA REAL ESTATE DEALS

## COOK'S COUNTRY



**T**HE KITCHEN CAN BE *THE* MAKE-OR-BREAK room for buyers shopping for a new house. If the kitchen needs work, the burden of taking on the expense of a renovation can cause buyers to walk away—or at the very least lower their bids. If it's well planned and stylish, that can score more points in favor of a listing than any other room in the house. For this issue, we invite you to tour six kitchens blessed with brains, beauty and that indescribable something that makes them the heart of the home.

**Kitchen Convertible** The islands in this Westport home can be easily reconfigured to create a single, large island. It's listed for \$4,295,000 with Sue Lieberman of the Riverside Realty Group in Westport. 203-226-8300.

### ISLAND TIME

THE COOLEST ASPECT OF THIS SUPER-COOL SPEC home kitchen is its system of islands. Interior designer Amy Ringer created them so that they can be positioned as separate spaces dedicated to either food prep or dining. Or they can easily be reconfigured to form one unit. Seemingly designed according to the architect Le Corbusier's mandate for the home to serve as "a machine for living in," the entire kitchen and its adjoining living/dining space is elegantly efficient with clean lines, glass walls and gorgeous use of natural wood. The Westport home measures 8,500 square feet and includes resort-like outdoor kitchen and living spaces. It lists for \$4,295,000 with Sue Lieberman of the Riverside Realty Group.



### THE HOUSE THAT BOB'S BUILT

New to the market is a sprawling Salem compound formerly owned by Stanley Adelstein, the cofounder (with partner Bob Kaufman) of Bob's Discount Furniture. Before that, the 32-acre grounds served as a Boy Scout camp. The spread offers 1,000 feet of private waterfront and a floating dock along pretty Gardner Lake, as well as a pool, waterfalls, a koi pond and hiking trails. The Adirondack-style main house is centered on a great room that's adjoined by a huge kitchen and dining area with a hearth still carved with the Boy Scouts' "Be Prepared" motto. It also has a movie theater, billiard room and wine cellar. It lists for \$3,750,000 with Jennifer and Jane Associates, affiliated with William Pitt Sotheby's International Realty in Essex. 860-767-7488.

**Just Perfect** This New Canaan Colonial lists for \$7,995,000 with Carol Hollyday and Rita Kirby, both of William Pitt Sotheby's International Realty in New Canaan. 203-966-2633.



oven, a dishwasher and a wine cooler, as well as custom cabinetry and marble countertops. The adjoining kitchen has two islands, two Sub-Zero refrigerators, two Asko dishwashers and a Wolf double oven and eight-burner gas range. And if that sounds like a restaurant kitchen waiting to happen, rest assured that it's as lovely as it is practical, with islands large enough for dining and spacious granite countertops. Throw in the adjoining breakfast and family rooms, and it's no surprise that the space won a HOBI award for best remodeled kitchen. The nearly 10,000-square-foot home on 2.27 acres lists for \$5,985,000 with Lyn Stevens of the Fieldstone Group, affiliated with Douglas Elliman.

## PRETTY PANTRIES

THE WORKMAN IT'S NAMED FOR, THE BUTLER'S PANTRY HAS THE ongoing job of keeping everything organized while looking pristine times. One of the best pantries on the market is found in a New Canaan home just listed for \$7,995,000. Both sides are lined with glassed cabinetry to showcase stemware and ample tucked-away storage drawers, serving pieces and the like. The space also serves as a bar, with under-the-counter wine cooler. The adjoining kitchen is a study in porcelain and marble—at once warm and sleek. It features a working island with a sink and a second island for eating and entertaining, both custom built with handsome black bases, topped by white marble. The space then flows to a cozy family room with a stone hearth and bar. And for serving of beverages, there's a wine cellar on the lower level, which also serves as the home gym. It lists with Carol Hollyday and Rita Kirby, both of William Pitt Sotheby's International Realty.

In Greenwich, another listing offers twice the fun—by doubling up on nearly all of its culinary appliances and features. In a support role, the butler's pantry is something of a star player with a farm sink, a Gaggenau



**Twice As Nice** This \$5,985,000 Greenwich home has a butler's pantry with its own stove, dishwasher and refrigerator. Lyn Stevens of the Fieldstone Group, affiliated with Douglas Elliman in Greenwich, has the listing. 203-912-6720.