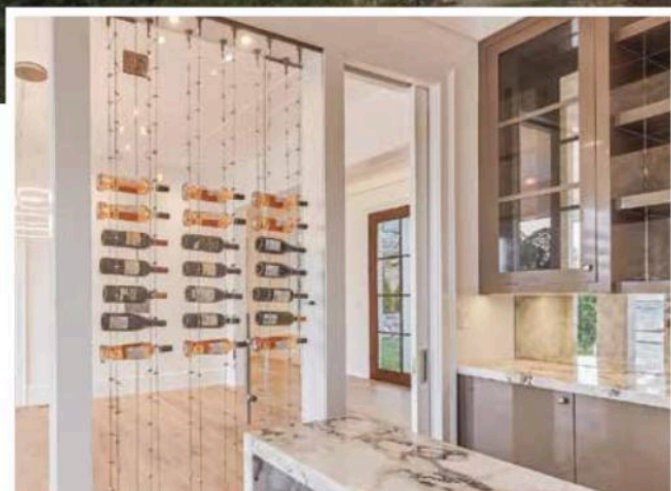




DEEDS & DON'TS

INSIDE STORIES BEHIND AREA REAL ESTATE DEALS

Good Buy, 2020!



Cheers! A stylish wine bar (inset photo) is just one of the many amenities on offer in this Darien home, listed for \$9.5 million with Bruce Baker of William Pitt Sotheby's International Realty in Darien. 203-912-7061.

FOR MANY OF US, THE CLASSIC YULETIDE LYRIC “FAST AWAY THE old year passes” sounds like something that can’t happen soon enough. But for the Connecticut real estate market, 2020 has been a very good year—and home sales show no sign of slowing down. In Fairfield County, for instance, when comparing October 2020 to October 2019 sales, the number of signed contracts increased more than 104 percent for homes purchased in the \$1 million to \$2 million range, with Greenwich as a standout, where October contracts jumped 280 percent for homes in that price range. At press time, the homes featured here were still available. But if you like the looks of any of them, act fast. They won’t last long.

FAIRFIELD COUNTY FINDS

THE BIGGEST DEAL IN DARIEN IS A NEW-CONSTRUCTION waterfront estate, part of the Delafield Island private association. For

TOP: BORGATTA PHOTOGRAPHY; BOTTOM: PLANOMATIC



Room To Roam This five-acre Greenwich spread lists for \$32.5 million with Rob Johnson of Halstead Property in Greenwich. 203-979-2360.

buyers looking to ring in the New Year in a new-construction home, this 8,300-square-foot house is move-in ready. The wide and welcoming front portico opens onto a space that extends to the back terrace—as soon as you enter the home, you can take in expansive views over the plunge pool, back lawns and Long Island Sound. Along the way, you'll pass a modern wine bar, with bottles suspended from a sculptural, floor-to-ceiling feature, and open-plan access to the dining room and great room. Another big—literally—plus is the main bedroom suite comprising an entire wing, including a private terrace, two room-sized closets, a spa-like bath and a fireplace. There are an additional four bedrooms, as well as an elevator, an outdoor kitchen and a private dock. It's offered for \$9.5 million by Bruce Baker of William Pitt Sotheby's International Realty.

Another grand, gated home is on the Greenwich market, offered for \$32.5 million. Built by architect Joeb Moore in 2008, this ivy-covered, manse has a long list of cool features. Starting at the bottom, there's a secret tunnel that leads to an indoor pool that's sited in a dramatically modern, freestanding and glass-enclosed structure with a fireplace. At the top of the main house, on the third floor, there's a billiards room with views to Long Island Sound and New York City. And in between, there's

a large office, a library, a gym, a movie theater and a main bedroom with its own deck, along with six additional bedrooms. The five-acre grounds feature a gracious circular drive, framed by allées of trees, gardens designed by Reed Hilderbrand and a Har-Tru tennis court. Rob Johnson of Halstead Property has the listing.

COUNTRY & COASTAL ESTATES

IN CHESTER, THE COUNTRY HOME OWNED BY LONGTIME *60 MINUTES* correspondent Morley Safer is on the market for the first time in decades. It's being sold by the widow of the multi-Emmy award winner, who died four years ago. Built in 1908, the eclectic cottage is a charming mix of architectural styles, with stone arches, intricate lattice work and Arts & Crafts stained glass. Over the century, additions have included an oversized, glass-walled greenhouse conservatory from England and a writer's studio with an exposed-beamed ceiling and wood-burning fireplace. There's also a covered porch that overlooks the swimming pool and a circa-1800s barn that's been newly equipped to serve as a four-car garage. Tim Boyd of William Pitt Sotheby's International Realty lists the seven-acre property for \$1,450,000.



Safe At Home The longtime star of *60 Minutes*, Morley Safer, owned this Chester home, now listed for \$1,450,000 with Tim Boyd with William Pitt Sotheby's International Realty in Essex. 860-304-5524.



IN TUNE WITH NATURE

At the dawn of the 1960s, jazz icon Dave Brubeck's bestselling album "Time Out" was on its way to the top of the charts. That's also when the late great musician purchased land for the home he'd own for the rest of this life, on 7.5 secluded acres in Wilton. Brubeck hired architect Beverley David Thorne to design a dwelling in tune with its natural setting—brooks, rocky outcroppings and trees that change with the seasons. The result: an iconoclastic home informed by both midcentury modernism and Japanese styling. The 6,200-square-foot main house offers a wraparound porch, flagstone terrace, indoor pool, sauna and gym, as well as eight bedrooms. There's also a music studio that features 20-foot ceilings and a balcony. It lists for \$2,750,000 with Monica Webster of Douglas Elliman. 203-952-5226.

MIDDLE: CARYN B. DAVIS PHOTOGRAPHY



On Point This \$22 million Lyme estate, called the Point, lists with Scott Elwell and Michele Ferguson Nichols of the Strong Oestreich Elwell Team at Douglas Elliman in Greenwich. 203-940-0444 and 203-434-3713.

Along Connecticut's northern shores, the most expensive listing on the market is on a private peninsula in Lyme, asking \$22 million. Called the Point, the nearly 19-acre spread offers a sandy beach, a boathouse, a 100-foot dock and a swimming pool with a stone waterfall feature, as well as a circa-1700s Vermont barn. The main house was completely rebuilt eight years ago, expanded to more than 15,000 square feet and enhanced with state-of-the-art, eco-friendly technology. Seemingly designed to banish all thoughts of cabin fever, the interiors come complete with an indoor pool and pool room with a fireplace, an oversized game room, a gym and two separate office spaces. There are six bedrooms in all, including one with dressing and media rooms. It lists with Scott Elwell and Michele Ferguson Nichols of the Strong Oestreich Elwell Team at Douglas Elliman.

Finally, on the shores of Washining, one of the Twin Lakes in Litchfield County, a palatial stone-and-shingle home has hit the market for \$8.5 million. Although the house is impressive, the 220 feet of private sandy beach is what makes this property a rarity. On 2.68 acres, its back lawns roll down to the sand. The lake side of the house also

embeds sheltered parking for boats, a terrace with an infinity-edge spa and an outdoor fireplace. Step inside from the terrace and you're in a 50-foot-long great room with 12-foot coffered ceilings, a fireplace and a dining area. In all, the 5,124-square-foot home offers four bedrooms, an office and a third-floor space with a kitchen and playroom. It lists for \$8.5 million with Patricia Best and Kristine Jennings, both of William Pitt Sotheby's International Realty. — *Diane di Costanzo*



Palace Intrigue This palace-like lake home lists for \$8.5 million with Patricia Best and Kristine Jennings, both of William Pitt Sotheby's International Realty in Salisbury. 860-307-0591 and 860-387-8835.

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