



Splash Zone This \$12.5 million home on the waterfront in Westport is listed with Cathy Mulrenan of William Pitt Sotheby's International Realty in Southport. 203-331-3612.

WESTPORT FOR THE WIN

COLLECTIVELY, THE TOWN OF WESTPORT offers up the market's most appealing amenities this month. Starting in Saugatuck, and directly on Long Island Sound, a \$12.5 million home is equipped with such coveted features as an 80-foot pier, a 20-foot floating dock and a private beach. The back of the house takes full advantage of its waterfront setting with landscaped terraces featuring a pretty pool and spa, an outdoor kitchen and dining space, and a glass-walled conservatory. And inside the 8,246-square-foot home, there's a home office, a fitness room and a dreamy primary suite with a balcony and dressing room. Cathy Mulrenan of William Pitt Sotheby's International Realty has the listing.

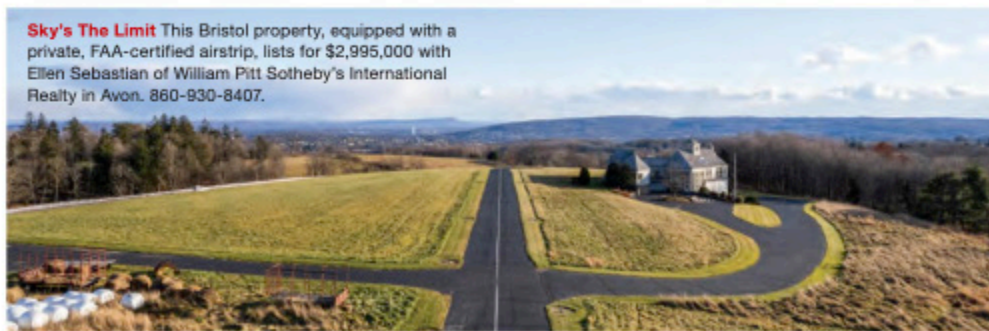
There's a tiny enclave called Author's Way in the Greens Farms neighborhood in Westport. And that's where you'll find a brand new (circa 2024!) six-bedroom Colonial, listed for \$4,699,000. The first and perhaps best "amenity?"



Fired Up A cozy fireplace warms the lower-level great room in this new construction Westport home, listed for \$4,699,000 with Leslie Riback and Lori Popkin of Coldwell Banker Realty in Westport. 203-858-1795 and 203-984-7677.

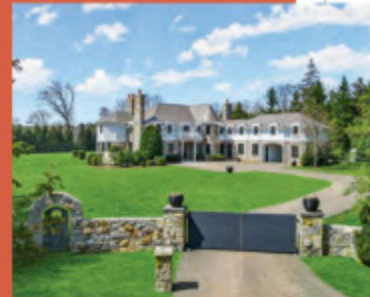
FOR HIGHFLIERS

FINALLY, A BRISTOL ESTATE is equipped with a paved and private FAA-approved airstrip with an attached hangar, which, according to the listing agent, is the only one listed state-wide. The 49-acre hilltop property—owned by late Connecticut state senator Wallace Barnes—also features a contemporary main house with additional awesome amenities, including an indoor resistance pool with a spa and a home gym. The primary suite offers a wood-paneled sauna and spa bathtub and there are two additional ensuite bedrooms. It lists for \$2,995,000 with Ellen Sebastian of William Pitt Sotheby's International Realty. —*Diane di Costanzo*



Sky's The Limit This Bristol property, equipped with a private, FAA-certified airstrip, lists for \$2,995,000 with Ellen Sebastian of William Pitt Sotheby's International Realty in Avon. 860-930-8407.

No one has ever lived in the home's pristine, nearly 7,000-square-foot interiors. The builder R.B. Benson & Co nabbed two HOBI awards for the other homes in the Author's Way community—and this one looks like a winner, too. Its open plan interiors are centered on the handsome kitchen, which flows to an adjoining family room with a fireplace, a dining space and a butler's pantry. The family-friendly lower level has a great room with a stylish fireplace wall made of reclaimed wood, a beverage center and an ensuite bedroom. And outside, there's a pool and a covered patio with another fireplace. The property is co-listed with Leslie Riback and Lori Popkin of Coldwell Banker Realty.



BE WELL

TREND ALERT: Wellness amenities are nearly de rigueur among our state's premium properties. Exemplifying this trend is a \$14,495,000 Greenwich estate, which offers a lower-level fitness and spa facility that's equipped with a basketball court, an impressive gym and a massage room and spa bathroom for post-workout pampering. The primary suite is another good spot for quality "me time," featuring a fireplace, a private sun deck, two custom dressing rooms and a spa-like bathroom. And on the 2.2-acre grounds, you'll find a covered porch, an expansive terrace and a pool with spa. It lists with Leslie McElwreath and Patte Nusbaum of Sotheby's International Realty in Greenwich. 917-539-3654 and 203-249-0078.

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TOP LEFT, MIDDLE: REALTY PLANS; TOP RIGHT: REALTY PLANS FOR SOTHEBY'S INTERNATIONAL REALTY; BOTTOM: KEVIN GALLIFORD