

# — PROPERTY HIGHLIGHTS —

65 acres in the Santa Ynez Valley

21 acres of Cabernet Franc, Syrah, Cabernet Sauvignon, Sauvignon Blanc and Chardonnay

Wine bottled by Andrew Murray

## — MAIN RESIDENCE —

**Remodeled ranch-style home with:**

White oak floors

Open-concept floor plan

Floor to ceiling French doors

Fully equipped kitchen

Master suite with state-of-the-art gym

Media room

Guest wing with 3 bedrooms and 3 baths

Lower-level office with guest apartment

Two 3-car garages

Fossil Creek stone terrace with BBQ & pizza oven

82-foot swimming pool

## — LANDSCAPING —

Lavender fields

Extensive rolling lawns

Lush Mediterranean gardens

Vegetable garden

Walking paths

Fishing pond with gazebo

## — GUEST HOMES —

**The Lodge:**

Open floor plan

Living/dining area

Kitchen

3 bedrooms and 3 baths

**Lake Cottage:**

1 bedroom and 1 bath

**Manager's Cottage:**

1 bedroom and 1 bath

## — IMPROVEMENTS —

Fully lighted championship tennis/sports court

Five-hole golf course

10-stall horse barn with turnouts

Covered arena

Maintenance buildings and barns

Pastures

Paddocks

Bull ring

High-volume irrigation wells

Helicopter hangar