

THE ONLY LITCHFIELD COUNTY INTERNATIONAL PROPERTY AWARD WINNER YEAR AFTER YEAR 2003-2021

KENT



Dragonfly Farm. Country Compound. c1800s 4-5 Bedroom Main House. 2 Bedroom Guesthouse. Pool. Pool House. Tennis Court. Barns. 4-6-car Garage. 41.33± Acres. **\$9,950,000. Peter Klemm. 860.868.7313.**

WARREN



Totally Private Estate. 3 Bedroom Main House. Guest Cottage. Heated Gunite Pool. 180± Acres. **\$3,750,000. Graham Klemm. 860.868.7313.**

WASHINGTON



Stunning Ehrick Rossiter Designed Home. 7 Bedrooms. Pool. Abuts Steep Rock. 5.4± Acres. **\$3,495,000. Peter Klemm. 860.868.7313.**

KENT



Private Country Estate. Stone & Shingle Main House. Pool. 2-Story Pool House. Tennis. Panoramic Views. 389± Acres. **\$8,995,000. Joseph Lorino. 860.868.7313.**

ROXBURY/WASHINGTON



Unique Renovated Gothic Arch Barn. 3 Bedrooms. 4.5 Baths. Fireplace. Artist Studio. 6-car Garaging. 45.95± Acres. **\$3,495,000. Maria Taylor. 860.868.7313. Claudine McHugh. 203.263.4040.**

MORRIS



21.51± Acres. Village on Bantam Lake. 4 Lots. 297' of Direct Waterfront. Boathouse. Multiple Uses. Town Water & Sewer. Views. Rare Opportunity! **\$6,995,000. Joseph Lorino. 860.868.7313.**

NEW PRESTON



Uber Chic Lake Waramaug Modern. 2-3 Bedrooms. Private Waterfront. Dock. Detached Office Outbuilding. Stunning Views. Separate Deeded Building Parcel. 2.91± Acres. **\$4,395,000. Peter Klemm. 860.868.7313.**

WASHINGTON



Apple Lane Farm. Spacious 4 Bedroom Colonial. 3 Bedroom Guest Barn. 2-car Garage with Apartment. Tennis Court. Coveted Location. 102± Acres. **\$3,225,000. Judy Auchincloss. 860.868.7313.**

WEST CORNWALL



Exquisite Country Compound. Brick Georgian Manor House. 3 Additional Independent Residences. Barns. Pool. Tennis. Privacy. 187± Acres. **\$5,250,000. Carolyn Klemm. Graham Klemm. 860.868.7313.**



WASHINGTON



The Knoll. Exceptional Architectural Details. 7 Bedrooms. 6 Full, 2 Half Baths. 3 Fireplaces. Pool. Guesthouse. Mature Gardens. 4.51± Acres. **\$3,150,000. Carolyn Klemm. 860.868.7313.**

ROXBURY



Stunning Shingle-style. 5 Bedrooms. 4 Fireplaces. Infinity Pool & Spa. Stone Patio. Porch. Private & Serene. 42± Acres. **\$2,400,000. Maria Taylor. 860.868.7313. Sallie Smith. 203.263.4040.**

BRIDGEWATER



Baronial House on Lake Lillinonah Waterfront. 5 Bedrooms. 4 Fireplaces. Pool. Dock. Views. 3-car Attached Garage. 5.02± Acres. **\$2,295,000. Peter Klemm. 860.868.7313.**

ROXBURY



Limitless Possibilities. Currently a Working Nursery & Landscapers Farm. Updated Farmhouse with 2 Large Apartments. 2 Massive Barns. Fields. Views. 15± Acres. **\$1,850,000. Sallie Smith. 203.263.4040.**

NEW PRESTON



Major Estate Opportunity in Prime Lake Waramaug Location. 3 Bedroom/2 Bath Log Cabin-style House. 100' Waterfront. Deck at Water's Edge. Dock. Beach. 2.85± Acres. **\$1,800,000. Peter Klemm. 860.868.7313.**

Who's Your Broker?

#1 Boutique Firm in Connecticut 2020

SEASON'S GREETINGS!

