

# SWEEPING WINDY HILL VIEWS

Located in the heart of Portola Valley, this desirable 2-acre property boasts sweeping views of Windy Hill and the coastal range. Surrounded by mature oak trees, the home enjoys a tranquil setting with breathtaking vistas that can be viewed from nearly every room. The perfectly appointed home features a formal living room, office, formal dining room, kitchen, family room, one bedroom, and one-and-a-half bathrooms on the main level. The upper level features the master suite and a second bedroom suite, while the lower level includes a recreation room, two bedrooms, and a full bath. Perfect for entertaining, the beautiful backyard area on the main level features a travertine patio and infinity edge pool with spa overlooking the western hills. Nestled at the end of a cul-de-sac, this incredibly private property with magnificent views is a rare find.



## 21 DEER PARK LANE, PORTOLA VALLEY

- 3-level home with 5 bedrooms and 4.5 baths in a premier central Portola Valley location at the end of a cul-de-sac
- Two lush, oak-studded acres with sweeping views of Windy Hill
- Approximately 5,017 total square feet
  - Main home: 4,327 square feet
  - 3-car garage: 690 square feet
- Main level with grand living room, formal dining room, office, kitchen great room with breakfast bar, informal dining, and family room, plus one bedroom, one full bath, and one half-bath
- Upper level features a spacious master suite with large vanity/dressing area and en suite bath with soaking tub and stall shower, a second upstairs suite with built-in desk/bookshelves, and attached bath
- Lower-level recreation room, two bedrooms, and a full bath
- Gorgeous travertine patio surrounded by sunken flower beds featuring a sparkling infinity edge pool with spa overlooking the western hills
- Attached 3-car garage with workshop space
- Portola Valley schools

Offered at \$5,495,000 [www.21DeerPark.com](http://www.21DeerPark.com)

#1 Agent, Menlo Park – El Camino Office, 2014

Ranked #70 Nationally by *The Wall Street Journal*, 2014

Over \$1.5 Billion in Sales

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# 21 Deer Park Lane

## Portola Valley

### *Public Rooms*

#### **Entrance**

- A private drive leads up from the cul-de-sac entrance to a circular driveway under the canopy of mature oak trees
- An off-shoot of the driveway leads to the attached 3-car garage

#### **Foyer**

- A covered patio with double doors open to a foyer with hardwood floors and a coat closet
- A half-bath/powder room is located off the foyer

#### **Living Room**

- Windows from floor to vaulted ceiling on the wall opposite the foyer offer spectacular views of Windy Hill
- The spacious room features a vaulted, open beam ceiling, fireplace and hearth with stone façade wall, and plush wall-to-wall carpeting
- A wall of windows with sliding glass door leads to the backyard patio and pool

#### **Office**

- Adjacent to the living room, the office features a large window with gorgeous views of the western hills, built-in bookshelves, grasscloth wallpaper, and plush wall-to-wall carpeting

#### **Dining Room**

- Located off the foyer and living room with a sliding glass door that offers gorgeous views and access to the backyard patio and pool
- Finishes include grasscloth wallpaper, recessed lighting, and plush wall-to-wall carpeting

#### **Kitchen**

- The kitchen opens to the family room and offers a great room feeling with a wall of windows and sliding glass doors that provide sweeping views of the western hills and access to the backyard patio and pool
- Featuring all Frigidaire appliances including a side-by-side stainless steel refrigerator/freezer, double wall oven, dishwasher, and built-in ceramic/glass 4-burner cooktop
- Ample storage includes a separate pantry and closet
- Spacious breakfast bar and informal dining area

#### **Family Room**

- Fully open to the kitchen, the family room continues the wall of windows and sliding glass doors that provide sweeping views of the western hills and access to the backyard patio and pool
- Mimicking the fireplace in the living room, there is a wood stove and built-in indoor barbecue with stone façade, as well as a wet bar for entertaining

### **Recreation Room (lower level)**

- Spacious room with alcove sitting area, wall-to-wall carpeting, and sliding glass door allowing access to a lower-level patio and views of the western hills

## ***Personal Accommodations***

### **Master Bedroom Suite (upper level)**

- Spacious bedroom featuring plush wall-to-wall carpeting and a sliding glass door providing gorgeous views of Windy Hill and access to a balcony overlooking the patio and pool area
- Large dressing area with walk-in closet and dual-sink vanity
- Bathroom features an enclosed stall shower and sunken tub with glass surround overlooking pool and patio with sweeping views of the western hills

### **Bedroom Suite 2 (upper level)**

- This bedroom has a built-in desk and bookshelves with a picture window offering gorgeous views of the western hills, walk-in closet, plush wall-to-wall carpeting, and an attached bathroom with parquet floor, single-sink vanity, and shower over tub

### **Bedroom 3 & Bath (main level)**

- This bedroom has plush wall-to-wall carpeting, a closet, and a sliding glass door providing beautiful views of the western hills and access to the backyard patio and pool; an adjacent bathroom, accessed from the hallway, includes a single-sink vanity and shower over tub

### **Bedrooms 4, 5 & Bath (lower level)**

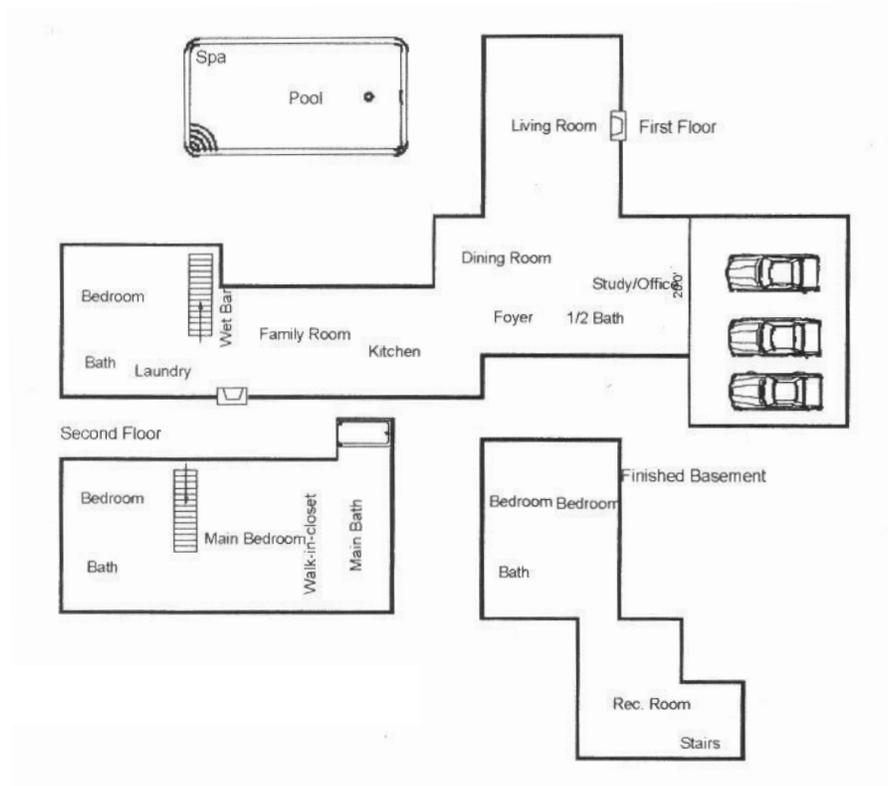
- Two bedrooms feature windows overlooking the backyard with views of the western hills, plush wall-to-wall carpeting, and closets; an adjacent bathroom, shared with the recreation room, features a granite single-sink vanity and a shower over tub

## ***Other Interior Features***

- Laundry room is located on the main level off the kitchen/family room
- Attached and finished 3-car garage with built-in cabinetry and workshop space
- Three forced air heating systems

## ***Exterior Features & Grounds***

- Travertine patio surrounded by sunken flower beds
- Exterior landscape and tree lighting
- Infinity edge pool with inset spa and automatic cover
- Native landscaping surrounding the home with automatic irrigation system
- Multiple, mature Live Oak and Blue Oak trees throughout the property
- Useable land below the pool area could potentially be utilized for horses or auxiliary structures such as a barn or guest house (buyer to investigate any construction plans with Town of Portola Valley)



**Disclosure Package Available Upon Request**

**Listed by Hugh Cornish. Any statistics or prices while not guaranteed have been secured from sources I believe to be reliable. I recommend that the buyer have a licensed contractor inspect the property and review any and all the available reports, building permits and disclosures. In addition, I recommend that if the buyer plans to remodel, tear down and /or re-build the subject property, the buyer should meet with the Town of Portola Valley Building Department. Buyer shall verify square footage of lot and all structures. Buyer shall verify attendance at local schools.**