



SEDGWICK OVERLOOK

SANTA YNEZ VALLEY • SANTA BARBARA COUNTY • CALIFORNIA





“SEDGWICK OVERLOOK” is situated on 20 acres in the heart of the Santa Ynez Valley, home to acclaimed viticulture and equestrian pursuits and presents a significant opportunity to acquire one of the finest estates ever constructed in this Valley. Richly appointed, this 5,530 square foot 3 bedroom, 4 bath, gated private retreat was custom built to take advantage of dramatic, panoramic valley and mountain vistas. The home is engaging in its warmth and beauty further highlighted by its bright, airy well thought out interior.







I COOK WITH WINE





THE HOME'S DESIGN features a gourmet's center island kitchen with adjacent full service wine bar and family room that all benefit from exquisite arched top picture windows. French paver floors, radiant heat, high beamed ceilings, granite counters, top of the line appliances, skylights, and custom alder wood cabinetry all add to the beautiful interior of this home.

A spacious, all weather, glass protected covered patio is conveniently accessed from the kitchen and formal dining room via tall, retractable glass doors, that overlook a tranquil, citrus lined atrium and refreshing solar heated lap pool.











A partial list of added amenities of this very desirable property includes: a raised over concrete perimeter foundation, stone and stucco exterior walls, clay tile roof, interior arched hallways, shim coat plaster and veneer interior walls, stone and slate tile floor coverings, custom raised panel alder wood doors, Sub Zero, Wolf and Viking appliances, in suite bathrooms with separate water closets, wood burning fireplaces in the master suite, family room and library.

Very noteworthy, this unique property is surrounded by uninterrupted views of thousands of acres of privately owned open space including the Sedgwick Reserve owned by the University of California at Santa Barbara.





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