

GINGER MARTIN & CO

LUXURY NAPA VALLEY & SONOMA REAL ESTATE



1230 CRAIG AVE | SONOMA

\$5,200,000

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CLASSIC SONOMA FARMHOUSE

Situated on 3.34 acres of country living, with a 1.5 acre vineyard planted to Petit Verdot. Rolling hills, mountains, and lush green grounds are just a few of the views that complement this country property. Owner/Designer Gabby Sarlo wanted to create a space that captures the idea of an eternal summer and the essence of the perfect pool party. This home was designed on the foundations of bright youth, and fun-filled days.

The main house boasts three bedrooms en suite, with the master suite on the main floor. Upstairs are two more suites and overflow common area. The great room opens to the outdoor living spaces. The kitchen complete with Viking appliances has a built-in breakfast area and great room adjacent. The living room has French doors that open out to the pool. There is a guest house consisting of one bedroom en suite and a pool house for overflow guest, changing room and respite from the sun. This farmhouse compound is perfect for a family and entertainment.

PROPERTY OVERVIEW

- Approximately 3.34 acres
- 1.5 acres planted to Petit Verdot
- Main home approx. 4,200 sq.ft.: 3bd/3.5ba
- Guest house: 1bd/1ba
- Pool house: Half bath and outdoor shower
- Passive solar heated pool with built-in spa
- Bocce Ball court
- Seasonal creek
- Extensive indoor/outdoor living spaces
- Lush landscaping surrounding the property with rose and vegetable gardens
- Active solar for house: (minimal net cost for electricity)
- Wine room
- 2-car garage

FEATURES & AMENITIES

MAIN HOUSE OVERVIEW

Great Room

- Cathedral ceilings
- Hardwood flooring
- Built-in book shelf
- Two way gas fireplace with double-story stone surround
- French doors lead to outdoor living spaces

Kitchen

- Stainless steel appliances
- Viking professional 6-burner dual fuel range
- Built-in Viking refrigerator
- Viking wall oven
- Wine refrigerator
- Built-in eating area
- Large pantry
- Custom cabinets

Master Suite

- High ceilings
- Sitting area
- French door opens to outdoor living spaces

Bathroom

- Entry; French doors
- Jacuzzi tub with tile surround
- Walk-in shower with glass door
- Two vanities with stone counter-tops
- Walk-in closet

Bedroom 2 & 3

- Walk-in closets
- Sisal carpets

Bathroom 2 & 3

- Tile shower with tub combo
- Large vanities with stone counter-tops

Upstairs Common Area

- Double day beds
- Built-in media center with desk and storage
- Sisal carpet
- French doors leading to deck area

Powder Room

- Pedestal sink
- Hardwood flooring

Laundry Room

- Whirlpool washer/dryer
- Linen closet/storage
- Ample counter space
- Utility sink

POOL HOUSE

Features

- Private entry; French doors.
- Wood flooring
- Changing room with half bath, freestanding stone sink and built-in storage wall
- Private outdoor shower with pebble tile flooring
- Built-in closet bar with stainless steel mini fridge
- Large double French sliding doors open to pool and spa area
- Fully conditioned

GUEST HOUSE

Features

- Private entry
- 1 bedroom, 1 full bath
- Vaulted ceilings
- Sitting area
- Carpeting
- Wine cellar
- Two car garage with storage

OUTDOOR LIVING SPACE

Features

- Passive solar heated in-ground pool and spa with river stone patio
- Bocce ball court
- Large mature Oak trees and wooded area
- Mature lush landscaping
- Rose and raised bed vegetable gardens
- Ample seating areas
- Large grassy areas for picnic and play
- Seasonal creek with bridge leading to vineyards
- Stone wall fencing

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