



1141 Glenview Road

Enjoy the beauty and serenity of this private hilltop Montecito estate featuring spectacular 180 degree ocean, island, harbor and coastline views. Delightfully convenient to the shops and restaurants of Montecito's Upper and Lower Villages, within esteemed Pepper Hill, nearly every room of this pristine four bedroom, single-story home, features a dramatic ocean view! The living room offers cathedral ceilings, a lovely fireplace, and French doors opening to an ocean-view balcony. The cozy family room with fireplace enjoys the same sensational views. Off the family and living rooms is the eat-in kitchen with bright skylights, French limestone floors, center island, granite countertops, top of the line appliances, custom maple cabinetry, sizable pantry, and a fireplace. French doors open to a lovely wood deck - an ideal setting to enjoy a sunrise breakfast, mesmerizing sunset dinner, or any other relaxing moment of the day. The sophisticated Master Suite is a wonderful place to retreat, showcasing stunning ocean views, floor-to-ceiling windows, French doors to private ocean view balcony, walk-in closet, pitched ceilings, and a luxurious bathroom with marble finishes overlooking the garden and ocean views. Approximately one acre of colorful gardens, a beautiful fountain, a Jacuzzi, and exceptional views, all come together to create a rare and magical setting.

Offered at \$3,250,000!

Daniel Encell

Director, Estates Division

Berkshire Hathaway HomeServices California Properties

(805) 565-4896

For more information, photos & floorplan, please visit www.DanEncell.com



BERKSHIRE HATHAWAY
HomeServices
California Properties



Listing Information Profile

ADDRESS:	1141 Glenview Road	PRICE:	\$3,250,000
LISTING AGENT:	Daniel Encell	APN #:	009-021-040
HOW SHOWN:	Appt/Agent	STYLE:	Hilltop Estate
ENTRY:	French limestone floor, stunning ocean views upon entry!	BEDROOMS/BATHS:	4/2.5
LIVING ROOM:	25'3" X 15'9": Carpet, fireplace, floor-to-ceiling windows showcasing stunning ocean/island/coastline views, French doors to balcony	MASTER BEDROOM:	19'10" X 16'2": Carpet, luxurious bath with spa tub & views of side yard, walk-in closet, floor-to-ceiling windows, French doors to private balcony showcasing stunning views of sparkling ocean, island, & coastline.
KITCHEN:	16'5" X 15'9": French limestone floor, granite countertops, updated appliances, large island, skylights, large walk-in pantry, 1/2 bath, French doors to side open air deck/breezeway, open to breakfast nook and den	BEDROOM 2:	13'2" X 12'0": Carpet
BREAKFAST NOOK:	11'5" X 10'0": Built in breakfast area, fireplace	BEDROOM 3:	13'10" X 12'8": Carpet, ocean views
DEN:	14'7" X 12'11": Stunning views, fireplace	BEDROOM 4:	13'2" X 12'0": Carpet, ocean views
OFFICE/LAUNDRY:	20'11" X 7'11": Laundry room with sink, storage, work space. Open to office with storage. Door to garage & door to deck/breezeway	FIREPLACES:	2; LR & den/breakfast room
SEWER:	Mont. Sewer	GARAGE:	2-car, detached, storage, leads to office & laundry room
WATER:	Mont. Water	SCHOOL DIST.	Cold Spring, SB Jr. SB Sr.
HEAT/AC:	GFA/AC	EXTERIOR:	Beautiful entryway with fountain & lush/mature landscaping, outdoor deck off kitchen area with stunning views & peaceful ambiance, stone & grass walking paths, outdoor built-in spa with sitting area & stunning views, vegetable beds, butterflies & hummingbirds, hilltop estate but convenient to Upper & Lower Villages, Montecito
SECURITY:	Bosch alarm system		
ROOF:	Concrete tile		
FOUNDATION:	Raised		

ADDITIONAL COMMENTS:

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1170 Coast Village Road, Santa Barbara, CA 93108 * (805) 565-4896 * License #:00976141

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