

675-6 West Paces Ferry Road

REFINED ELEGANCE IN ATLANTA'S MOST PRESTIGIOUS NEIGHBORHOOD

Private, Gated & Guarded
Supremely Secure Setting

Immaculate Details
Designer Elegance at Every Turn

Outdoor Sanctuary
For Luxury Living and Entertaining



675 -6 West Paces Ferry Road



The West Paces Ferry Road private entrance - complete with a manned guard station.

Located on a private, gated and guarded cul-de-sac, off prestigious West Paces Ferry Road, 675-6 provides a peaceful retreat in a supremely secure setting. Two secure neighborhood entrances make arriving at your destination even easier.

For more information:

Mikel Muffley 404.273.3186

Mikel@MuffleyHomes.com

visit: 675WestPacesFerryRoad.com



MuffleyRealEstate.com

It's not just about Real Estate. It's about living.



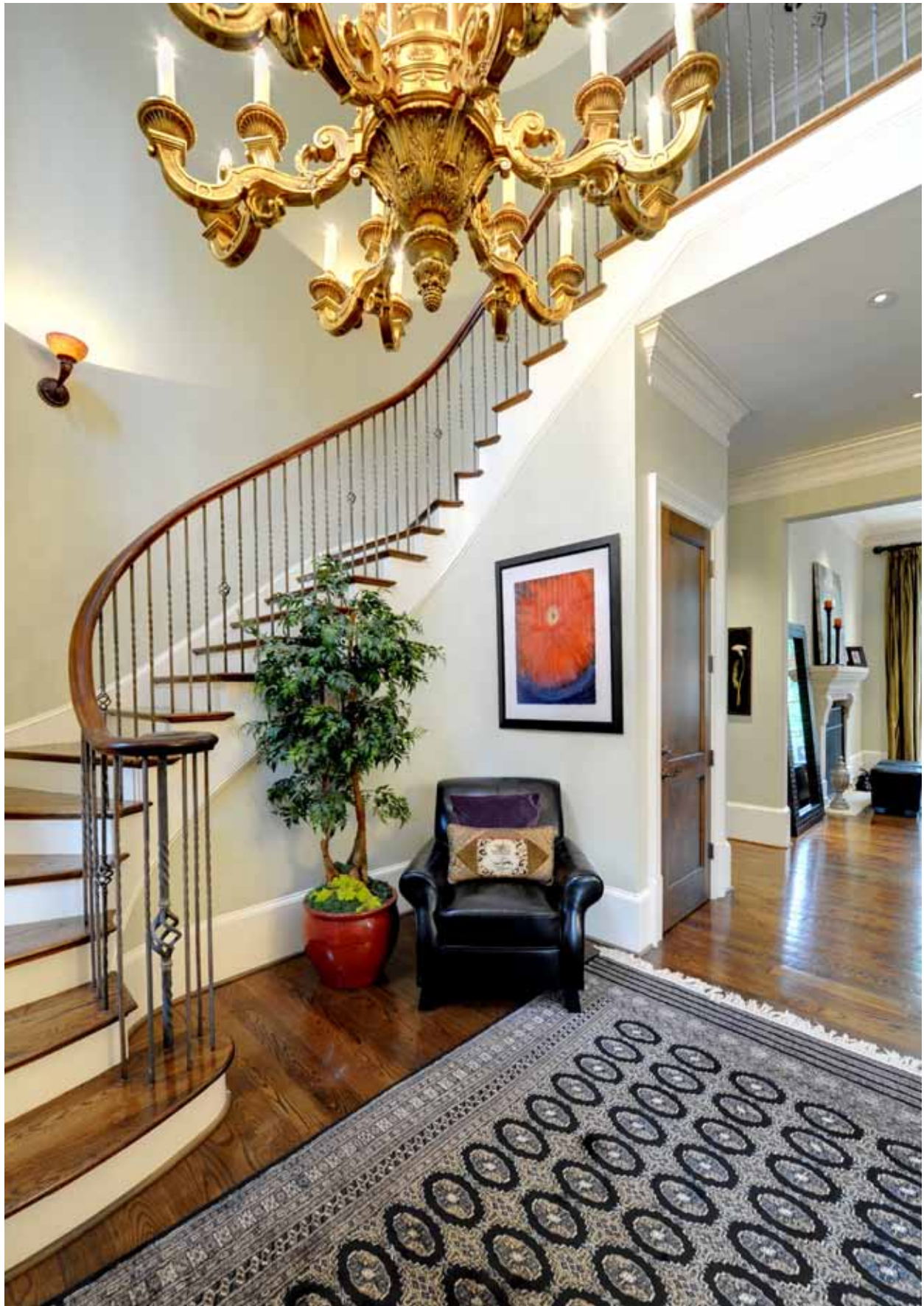
The grand, limestone portico signals your arrival to this elegant residence.

A stately architectural masterpiece by award-winning architect Bill Harrison.

architecture

A Bill Harrison Original Design

Known for his modern day ancestral architectural style, renowned American architect Bill Harrison has designed this classical masterpiece to be as stately as it is welcoming. Profound building materials such as brick and stone add to its permanence while a gracious street presence beckons you home.



Open, bright and welcoming, the foyer makes for a grand entrance.



The dramatic foyer with its soaring ceiling, signature chandelier and sweeping staircase.

Exceptional Luxury & Style

Steeped in luxury details 675-6 West Paces Ferry Road is warm, welcoming and stunningly sophisticated.

As you enter, you are greeted by the gracious grand foyer. Its soaring ceiling with signature chandelier and custom winding staircase set the tone of elegance found throughout this well designed home. A naturally flowing floorplan offers comfortable living perfectly in sync with the way families live today.

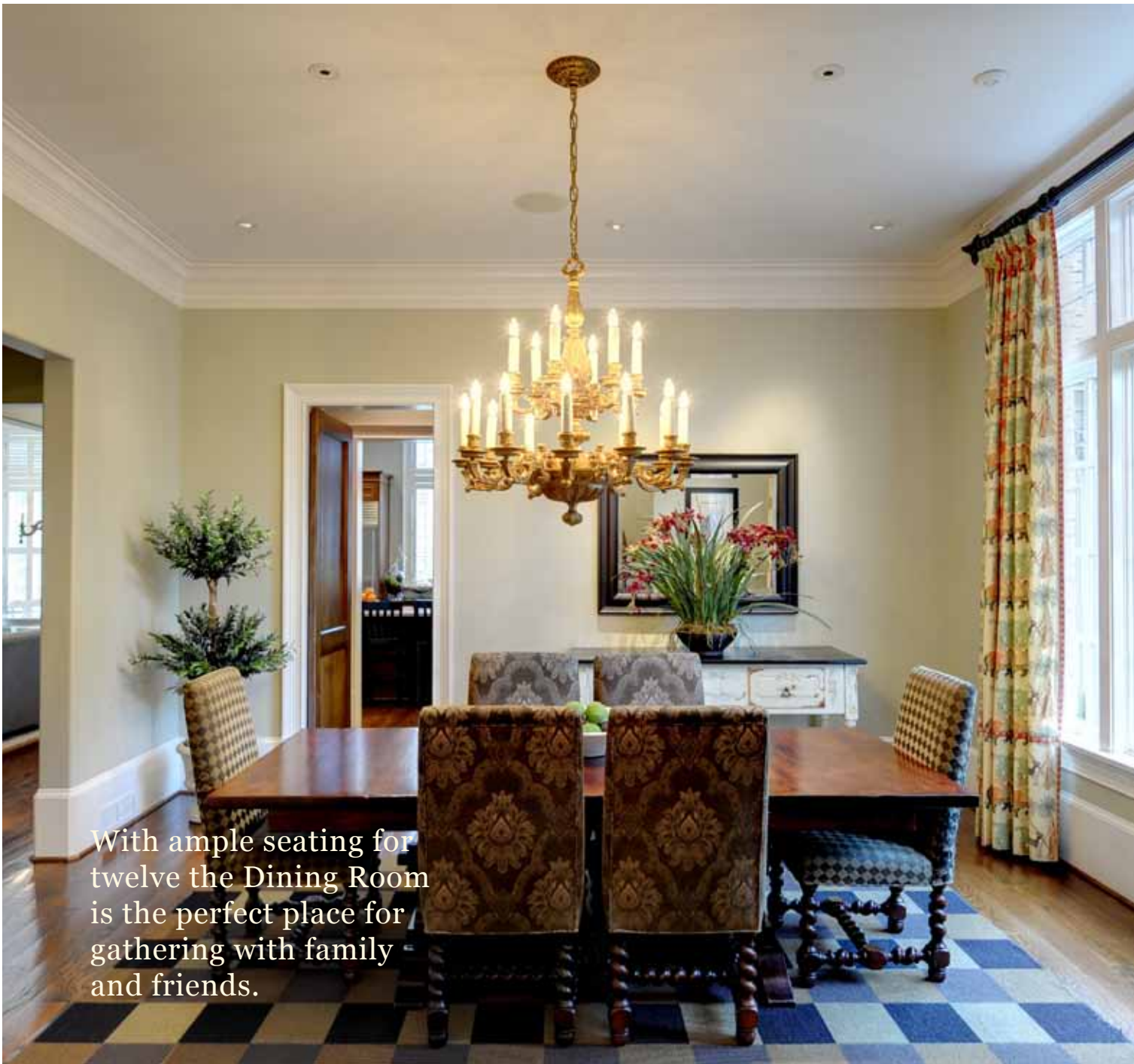


An Alabaster chandelier is the showpiece of the lovely formal Living Room.



In the Formal Living Room luxury abounds from the lofty ceilings, soaring more than twelve feet, to the limestone fireplace.

Entertain in style in the formal Living Room. A series of elegant arched windows and French doors provide the perfect backdrop and lead to the lovely Veranda.



With ample seating for twelve the Dining Room is the perfect place for gathering with family and friends.

Fine Details & Splendid Finishes

are used to great effect throughout this magnificent, yet comfortable home. Elegant wide plank Oak hardwood floors, generous millwork - such as fourteen-inch baseboards and eased edge wall corners are just a few of its countless well-appointed details. Exceptional workmanship is evident at every turn.



main level features

- [1] Grand Foyer with soaring ceiling and sweeping staircase
- [2] Signature chandeliers in Foyer, Living Room, Dining Room and Breakfast Room and Guest Bedroom
- [3] Formal Living Room leading to Veranda
- [4] Dining Room with seating for 12 guests
- [5] Butler's Pantry
- [6] Chef's Gourmet Kitchen with walk-in Pantry
- [7] Breakfast Area leading to Veranda
- [8] Keeping Room with fireplace
- [9] Powder Room
- [10] Master Suite complete with fireplace, breakfast bar, Bath & Dressing Room
- [11] Laundry Room
- [12] Walk-in sports closet (off Garage)
- [13] Secondary exterior entry into Kitchen



The Breakfast Area is awash in welcoming sunlight.

The Breakfast Area & Keeping Room

are spacious and relaxing. Generous windows allow for a beautiful play of light and beautiful views of the lush surroundings and spectacular grounds. With direct access to the Veranda, the opportunity to relax extends outdoors.



The Veranda is the perfect place to unwind and enjoy the view.



The masonry fireplace is a focal point of the Keeping Room.



The chef's gourmet kitchen boasts a large travertine island with seating for four.

The well-appointed gourmet kitchen opens up to the Breakfast Area and Keeping Room. It's the perfect arrangement for relaxed living.

chef's kitchen details

- [1] New state-of-the-art appliances: double ovens and gas stove by Thermador, Bosch dishwasher, microwave, double stainless steel sink, under counter lighting
- [2] Granite countertops
- [3] Custom cabinetry
- [4] Travertine island with double refrigerated drawers
- [5] Walk-in Pantry
- [6] Secondary exterior entrance
- [7] Butler's Pantry with Siematic cabinets, wine cooler, under counter lighting, stubbed for sink



The gracious Master Bath adorned in Carrera marble.



master suite features

- [1] Spacious Bedroom with fireplace
- [2] Breakfast Bar
- [3] Master Bath with heated Carrera marble floors, Carrera marble counters, his & her vanities & whirlpool tub, walk-in shower, separate water closet
- [4] Spacious walk-in Dressing Room with extensive custom closet system
- [5] Sound system
- [6] Plantation shutters throughout



The Master Bedroom, complete with fireplace, is a luxurious retreat.



Designed for ultimate luxury

the main level Master Suite is as functional as it is beautiful. The result of thoughtful design, its a serene and comfortable setting that combines modern convenience and classic style. From the fireplace, to the convenient breakfast bar, to the spacious Master Bath and generous walk-in Dressing Room - every detail has been considered.



Spacious & Private,

the second level with four generous bedrooms, is designed for today's families. Each room features unique architectural details, spacious walk-in closets and private baths. It's a comfortable retreat for kids and guests alike.





This distinctive Guest Bedroom offers soaring ceilings and a reading loft.



second level features

- [1] Four bedrooms, each with distinctive architectural details, generous sized private baths and spacious walk-in dressing rooms
- [2] One of the Bedrooms features a loft area with built-in bookcases. It makes for a great Guest Room with reading loft, children's playroom or office
- [3] Hall closet with extensive built-in shelving
- [4] Nine foot ceilings and luxurious nine inch baseboards throughout
- [5] Large closet with extensive built-in shelving perfect for off season storage is located within the fourth bedroom

comfortable & distinctive



sprawling comfort

The terrace level's sprawling spaces flush with luxury details, such as comfortable hardwoods and soaring ceilings, invite casual living.



Relax with family and friends in the terrace level Living Room.



The well appointed Cocktail Serving Area is adjacent to a Game Room area.



This spacious Guest Bedroom doubles as an Exercise Room or Office.

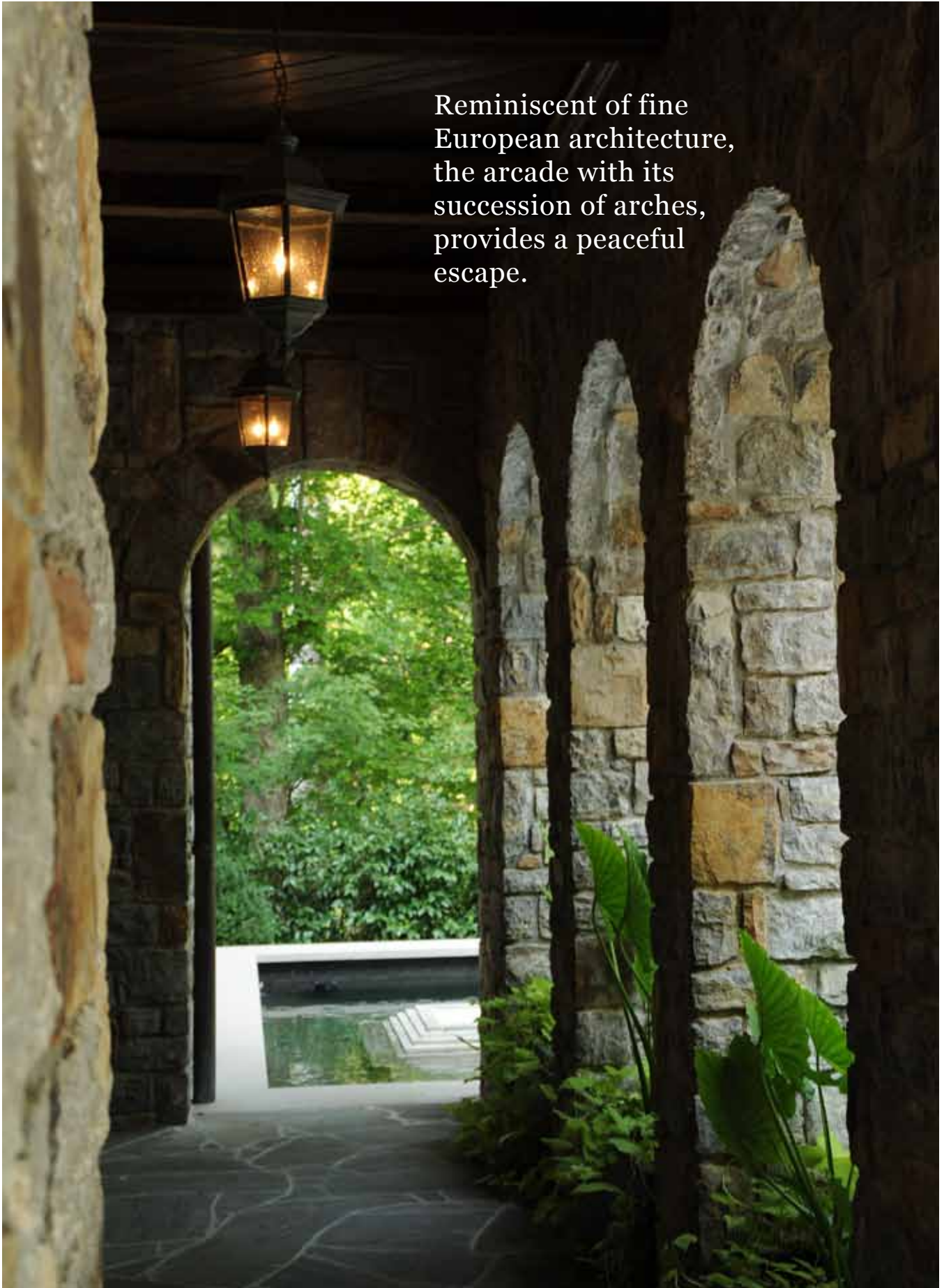
terrace level features

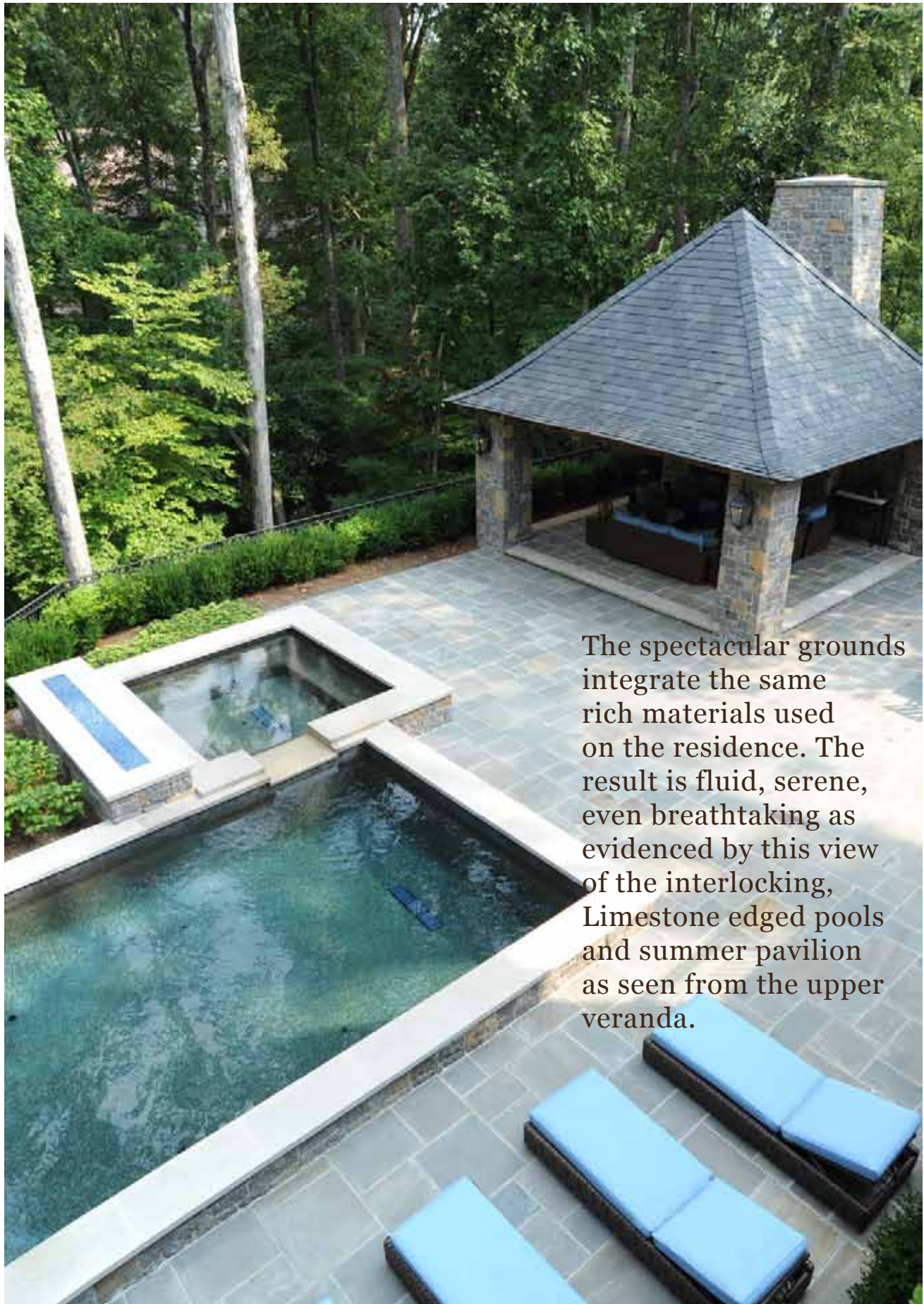
- [1] Cocktail serving area with full bar, custom cabinetry, Travertine countertops, double bowl stainless steel sink, built-in beverage ice cooler with drain, Bosch dishwasher, GE Profile microwave, GE Monogram fridge and KitchenAid ice maker
- [2] Entertainment area perfect for a Game Room
- [3] Theater Room with state-of-the-art equipment and sound-barrier walls
- [4] Guest Bedroom with full bath, steam shower and a walk-in closet - can also be used as an Office or Exercise Room
- [5] Second Guest Bedroom with full bath and spacious closet
- [6] Living Room with built-ins and flat screen TV
- [7] Generous storage area in unfinished area of basement with double utility sink, refrigerator and drains for tropical fish room



Movies have never looked better in the Theater Room.

Reminiscent of fine European architecture, the arcade with its succession of arches, provides a peaceful escape.





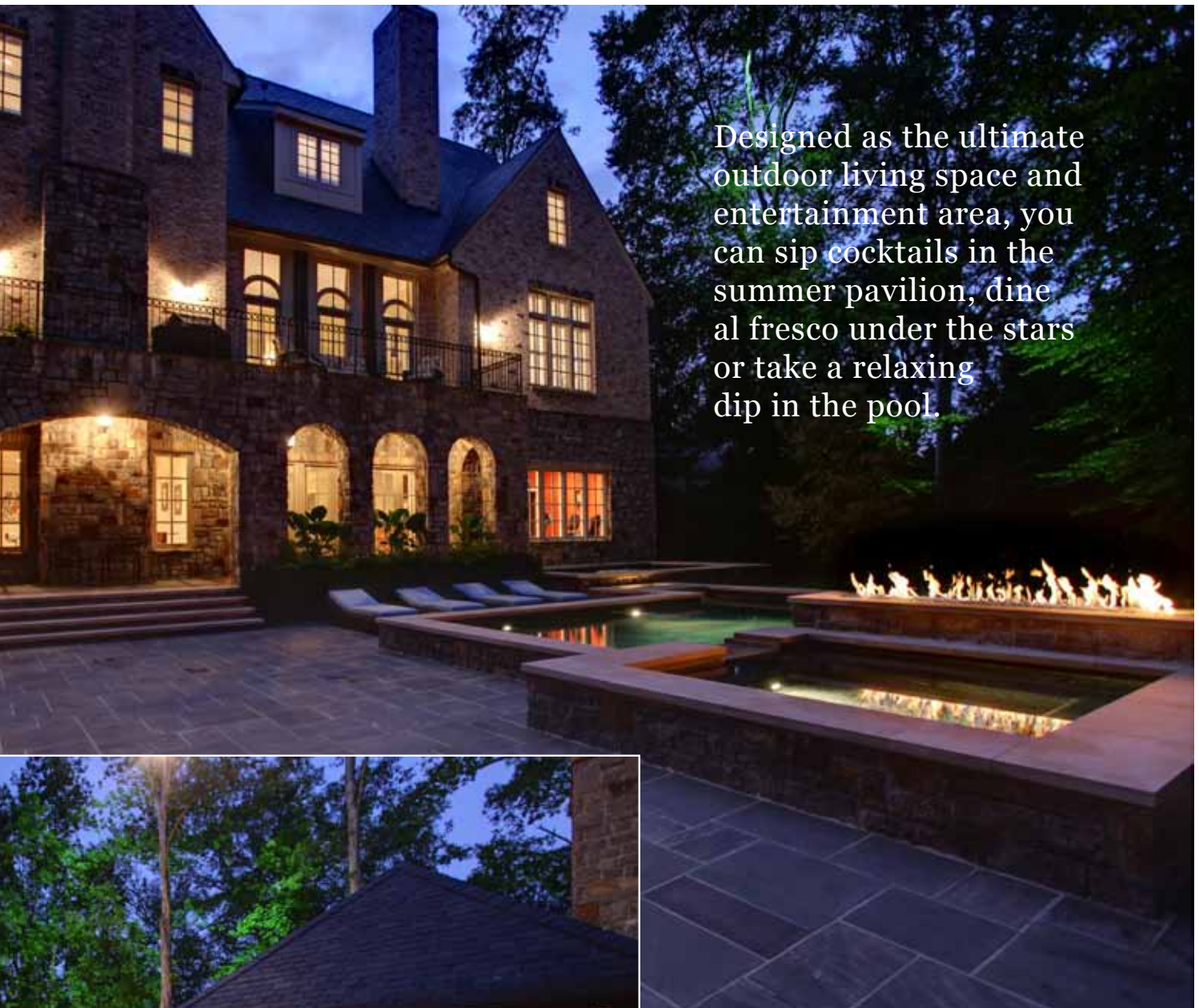
The spectacular grounds integrate the same rich materials used on the residence. The result is fluid, serene, even breathtaking as evidenced by this view of the interlocking, Limestone edged pools and summer pavilion as seen from the upper veranda.

natural balance



A spectacular night view of the interlocking pools, Limestone bridge and custom fire feature.





Designed as the ultimate outdoor living space and entertainment area, you can sip cocktails in the summer pavilion, dine al fresco under the stars or take a relaxing dip in the pool.



Outdoor Sanctuary

The spectacular new outdoor area was developed in 2009 by the renowned landscape architect Alec Michaelides of Land Plus. Its distinctive design seamlessly blends modern outdoor living with nature. From the interlocking pool and spa to the state-of-the-art outdoor kitchen and the summer pavilion, relaxation reigns supreme.



Classic iron work ensconces one of many seating areas.



Grill masters will love the well-appointed outdoor kitchen complete with Limestone counter top and sink.



The turtle pond brings nature's beauty up close.

residence highlights

THE RESIDENCE

- [1] Located on an exclusive, private cul-de-sac with two gated entrances, one entrance with manned guard station
- [2] Seven Bedrooms / Seven Bathrooms / One Half-Bath
- [3] Two car Garage
- [4] Brick & stone construction with casement windows throughout
- [5] 5" Oak hardwood floors
- [6] State-of-the-art security and audio system
- [7] Three finished levels with five fireplaces (all gas burning)
- [8] 8,000 plus square feet of living space with three finished levels
- [9] Resort-like grounds featuring veranda, covered arched walkways with seating areas, an Outdoor Kitchen with Dacor grill, U-line cooler & ice-maker, series of interlocking pools with grand, linear fire feature and a Koi or turtle pond, summer pavillion with comfortable seating and fireplace, landscaped stone walkway leading from front yard to back yard, lower grounds provides natural landscape play area for children
- [10] Multi-zoned irrigation system

MAIN LEVEL FEATURES

- [1] Grand Foyer with soaring ceiling, majestic curving staircase and signature chandelier on electric winch for easy cleaning
- [2] Formal Living Room with Limestone fireplace and mantle and graceful chandelier
- [3] Formal Dining Room with seating for 12 featuring an adjacent Butler's Pantry with Siematic cabinets and GE Profile wine cooler (pre-stubbed for sink.)
- [4] Professional chefs Kitchen with Granite counter tops, island with Travertine counter top, and state-of-the-art appliances; SubZero refrigerator, Thermador double ovens, Thermador cooktop, Bosch dishwasher, GE Profile microwave & convection oven, Two SubZero cooling drawers, custom cabinetry and walk-in Pantry
- [5] Breakfast Room with Veranda Access
- [6] Keeping Room with stone fireplace
- [7] Master Suite including fireplace, breakfast bar with Carrera marble counter, stainless steel sink and Scottsman refrigerator, spacious designer Bathroom; heated Carrera marble floors, double vanity, walk-in shower, whirlpool tub, enclosed water closet and a walk-in Dressing Room with extensive closet system
- [8] Veranda overlooking backyard
- [9] Power Room
- [10] Laundry Room
- [11] Walk-in sports closet in Garage and additional storage closets on upper and terrace levels with extensive built-in shelving

SECOND LEVEL FEATURES

- [1] Four bedrooms with generous sized private baths and spacious walk-in dressing rooms
- [2] One of the Bedrooms features a Loft Area with built-in bookcases - would also make a wonderful children's playroom or office

TERRACE LEVEL FEATURES

- [1] Cocktail serving area with full bar, custom cabinetry, Travertine counter tops, double bowl stainless steel sink, built-in beverage ice cooler with drain, Bosch dishwasher, GE Profile microwave, GE Monogram fridge and KitchenAid ice maker
- [2] Entertainment area perfect for a Game Room
- [3] Theater Room with state-of-the-art equipment and sound-barrier walls
- [4] Two additional Guest Bedrooms with full baths and walk-in closets - Can also be used as an Office or Exercise Room
- [5] Living room with built-ins
- [6] Generous storage area in unfinished area of basement with double utility sink, refrigerator and drains for tropical fish room

education/schools

PUBLIC: Warren T. Jackson Elementary School, Sutton Middle School, North Atlanta High School

PRIVATE: 65+ Private Schools in Fulton County

ABOUT THE ARCHITECT, BILL HARRISON DESIGN ASSOCIATES

Since its founding in 1991, Award-Winning Harrison Design Associates has been dedicated to creating high-end, custom residences that are inspired by the best of classical and modern architecture. From East Coast to West Coast, the company shares a singular belief that a well-designed building is a work of art; it is an enduring investment and a place to express the client's individuality. With offices in Atlanta and St. Simons Island, Georgia, as well as Santa Barbara and Beverly Hills, California, the firm has worked throughout the United States and internationally.



675-6 West Paces Ferry Road

visit:

675WestPacesFerryRoad.com

for more information:

Mikel Muffley 404.273.3186

Mikel@MuffleyHomes.com



MuffleyRealEstate.com

It's not just about Real Estate. It's about living.

IF YOU HAVE A BROKERAGE RELATIONSHIP WITH AN
ANOTHER AGENCY, THIS IS NOT INTENDED AS
A SOLICITATION. ALL INFORMATION IS DEEMED RELIABLE,
BUT NOT GUARANTEED.