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15 Wyngate Rd., Greenwich, is offered to the market for \$3.895 million. The sellers have enlisted Sotheby's Realtor Cate Keeney as the listing agent.

HOT PROPERTY

Experience Effortless Indoor-to-Outdoor Entertaining

Elegant mid-country home hits the market for \$3.895 million

By Gretchen A. Peck

Sotheby's Realtor Cate Keeney is now scheduling showings at 15 Wyngate Rd., Greenwich. The four-bedroom home—built in 1966 and renovated by the current owners—is situated on 1.13 acres in mid-country. The owners are asking \$3.895 million for the property.

Margaret “Peggy” Heppelmann and her husband have owned the property for more than 25 years.

“We’ve always loved the house,” she told Greenwich Time. “I’m one of those people who, when buying a house—and we’ve bought four houses in our lifetime together—who can walk into a house and know when it’s perfect. I just know it, and that was my reaction to this house.”

She recalled being enchanted by the size of the home. With 5,159 square feet of living space, it felt like a perfect fit and not more home than they needed. They appreciated the skylights incorporated into the architecture, and the natural light they invite into the interiors.

The house was built in 1966 on 1.13 acres in mid-country Greenwich. It’s part of a cul-de-sac community that’s close to Greenwich Country Club,

Details

Address: 15 Wyngate Rd., Greenwich

Features: 15 Wyngate Rd., Greenwich is a 1966-built four-bedroom single-family home, with six baths, 5,159 square feet of living space, open-plan living, a recently renovated kitchen and family room, a sunroom, covered porch and expansive deck. The house and two-car garage are situated on 1.13 acres in mid-country Greenwich.

Price: \$3.895 million

A tour of the home naturally begins in the double-height foyer, where the main staircase ascends to the second level; a second “back staircase” leads up the second-floor bedrooms. The home’s main level affords formal living and dining rooms, with floor-to-ceiling windows, a home office, and a family room with a wet bar.

“In 2015-2016, we did a major renovation project that included the kitchen and family room. We added a gorgeous screened porch, and we use that all the time,” the seller said. The homeowners helped design the kitchen expressly to their needs, with

custom cabinetry, Cambria quartz countertops, two sinks, and appliances by Wolf, Sub-Zero and Miele—and a European range hood by Futuro.

“I’m a cook, and I really cared about the appliances,” the owner explained. They installed a Wolf range, a wall oven and a convection/microwave oven.

“I really thought carefully about where we wanted everything to be and how traffic would flow through the kitchen,” Heppelmann said.

The kitchen opens to a breakfast room and to the family room, with a field-stone gas-powered fireplace, a projection screen media system, wet bar and a built-in workstation made of cherry hardwoods. There’s a veritable wall of glass—“glass curtains,” she called them—that opens out to a covered porch and expansive deck, creating effortless indoor-to-outdoor “flow” for entertaining.

The first floor also affords a home office, with a bay window and built-ins; a mudroom, and two powder rooms.

Upstairs, there are four bedrooms, including a primary suite. The primary bedroom is particularly spacious, with a vaulted ceiling, a private bath with marble finishes, and a walk-in closet/dressing room.

One of the family bedrooms also has a vaulted ceiling and ensuite bath, making it a great spot for guests. Keeney suggested it might also be leveraged as a secondary family room.

A second-floor laundry is conveniently positioned to easily serve the bedrooms.

In the lower level, buyers will discover a wine cellar, a workbench and a finished bonus space, which perhaps could be used as space for a home gym or a rec/gaming room.

Keeney, the listing agent, describes the 1.13-acre setting as “accented by stone walls,” with perennial gardens, specimen trees and a vegetable garden. There’s a built-in fire pit, and outdoor landscaping lighting to beautifully illuminate the grounds and pathways. Heppelmann said that once the daffodils begin



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An avid cook and gardener, the homeowner painstakingly planned out the kitchen, fully renovating it in 2015-2016.



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A hand-painted mural by an artist from Ukraine adorns the walls of the double-height entry foyer.

blooming and through the autumn, there will be something in bloom around the yard—bluebells, azalea, lilies. An avid gardener, she’s built some raised-bed vegetable and herb gardens throughout the back corner of the lot.

She said the setting is quiet and private. “Wyngate is a great

street,” the owner attested. “It’s a very social street. We’ve had block parties and progressive dinners. And when we came here there were elementary, middle school and high school kids in the neighborhood—some the ages of our own children.”

Keeney also points out in the listing that the property

is close to both public and private schools, and it’s just a five-minute drive into downtown Greenwich.

Listing agent: Cate Keeney, Sotheby's International Realty; 203-618-3163 office; 203-536-8187 cell; cate.keeney@sothebys.realty