

## ANOTHER PUBLIC PRICING® OPPORTUNITY

### BANNER ELK NORTH CAROLINA

**MAKE THIS MEMORIAL DAY YOUR MOST MEMORABLE IN BANNER ELK NC.**

### **A Perfect Home-A Perfect Area- A Perfect Community.**

This home will be selling on Memorial Day Monday May 30<sup>th</sup> 2016 to the most serious buyer. **Any and all offers of interest will be considered.** Homes in Fox Run Estates are valued from \$350,000 to just under \$2,000,000. You must register to preview this home. See [www.publicpricing.com](http://www.publicpricing.com) for details. **All bids due on or before Monday May 30<sup>th</sup> at 11:00 AM.**

**ONLY PRE-REGISTERED GUEST WHO HAVE SUBMITTED A FORM WILL BE PERMITTED TO VIEW THE HOME ON THE PREVIEW DATES BELOW.**

**Wed: May 11th 4-6**

**Sat: May 14th 4-6**

**Sun: May 15th 1-3**

**Wed: May 18th 4-6**

**Sat: May 21st 4-6**

**Wed May 25th 4-6**

**Sat May 28th 2-5**

**Sun May 29th 2-5**

**Mon 30th 12-4 PM**

**On May 30<sup>th</sup> the real value of this home will be determined by THE PUBLIC.**

The current name for this home is Shorecrest. The attention to detail shows the love that went into this home. The owners transformed Shorecrest into a truly special, one of a kind residence. Once you enter the Leaded Glass Front Door the attention to detail, quality and elegance is obvious. Unfortunately, the owners must allow a life transition to take place, allow someone else to carry on making beautiful memories in this mountain dream home. They are looking for the right persons who will love and appreciate Shorecrest and all the majestic views that this home offers which they have been enjoying since April 6<sup>th</sup> 1999.

Shorecrest's convenience of living is both inside and outside, this opportunity is nicely situated in value both now and for the future. This home is for someone who wants the warm country feel with a home that offers all the bells and whistles with views that are priceless.

The owners own the 1-acre lot across the street, they cleared it with a "clean-cut" process that is no longer allowed. It costs thousands to open up this view and is grandfathered in to remain open. **The buyer has the option to bid on just the house or the house and the additional lot. See the terms and conditions of the sale.**

#### **The Area**

Banner Elk, NC. Absolutely perfect in every way. Located high in the Mountains the springs, summers, and falls provide perfect cool and moderate weather. The soft rolling mountains are

warm and welcoming; not foreboding and edgy. They provide breathtaking views and comforting backdrop for this wonderful life.

There is Summer Stock and first class plays, musicals, and all types of entertainment that is widely known for its excellence. Lees MacRae College provides constant options for all sorts of interests. The hiking, exploring, and craft and art shows are never ending and have something for everyone. Close to ski slopes (5 ski resorts in surrounding area) there are year round options for everyone of all ages. Many public golf courses are right here as well as the perfectly manicured and memorable vistas offered by the private clubs. There are many sophisticated well known Country Clubs in this area. The lifestyle offered in the area is as refreshing as the mountain breezes. Plus, Home of the world famous Woolly Worm Festival.

Tennis courts are everywhere and the Recreational Center at the top of the mountain also offers Pilates, yoga, squash, and pickle ball.

The local residents are warmly welcoming. Lots of areas to volunteer: The Avery County Humane Society and the world renown Pet Fest of the High Country offers many ways to make a difference. The historical society of both Banner Elk and Beech Mountain are always looking for folks to help spread the word and educate visitors to the welcome center and to all the local craft fairs. Grandfather Home for Children is always thankful for extra help.

Nature preserves and National Forests surround the area. Pisgah, Cherokee, Roan Mountain, Blue Ridge, and on and on. You can hike, picnic, or just drive thru these wonderful treasures. Family of all ages will have something to entice them and provide lots of fun. The Moses Cone Park and Westglow Spa (rated 1 of the top 5 spas in the world) are close by.

Every Thursday, at the Banner Elk Band Shell, the concerts are fun and a great way to meet other people and dance until dark. Sing and be silly and as always everything is Pet friendly, Of course, at world famous Fred's Mercantile.... within walking distance, there are concerts every Sunday night at the Gazebo.... another gathering place for everyone to visit and plan get togethers. The Caverns and Tweetsie Railroad provide the usual options for the younger children in the family.

Close to Boone, the vibe there is young, funky, and relaxed. Appalachian State University is an ever expanding source of art, lectures, music, and plays. Shopping and Dining activities are diverse. The next town, Blowing Rock, has the small time charm of a Carmel type area with first class boutiques and charm that never ends.

Close to the Smokey Mountains, Blue Ridge Mountains, Iron Mountains, and of course the Appalachians. Tennessee, in less than one-hour drive thru some of the most breathtaking areas around and you arrive in Johnson City. Shopping, Restaurants, Bristol Motor Speedway, Jonesborough, (the oldest town with storytelling in the US) and Abingdon VA the home of Martha Washington.

Asheville is a nice ride to a quaint but busy town and annual passes at the Biltmore Estate provide endless opportunities for day trips and all family and visitors adore this. Drive a few more hours and you arrive in Pigeon Forge, home of Dollywood and more outlet malls than you can count. Gatlinburg provides a fun area to enjoy as part of this trip.

Access to Nashville and Memphis are just a highway drive away thru some of the most scenic roads in the country.

### **The Community**

Fox Run Estates is a special community. The owner calls it “Goldilocks” Not too big and not too small.... rather “just right” for quiet elegance and convenience in the perfect “just right” area of Banner Elk in the beautiful western North Carolina Mountains. Located in the small low key gated community of Fox Run Estates, off of the Parkway that is always open and always maintained due to the year round resort activities. Underground utilities (Yea!!!) Stylish yet not ostentatious gate.... charming winding road that is carefully maintained by the HOA...that’s right...an HOA that has a healthy functioning Board of Directors, carefully managed budget, and actually works to maintain the community. A rare find. Fox Run Estates has Fire Hydrants (not common in many areas.) Very important for obvious reasons but also great for insurance cost savings. Also the community is serviced by Beech Mountain Fire Department.

### **The Home**

After a long search and seeing 80 homes, the current owners purchased this home on April 6<sup>th</sup> 1999 and have made it into the palace it is today.

A home that feels open and spacious not one with small rooms that are off of narrow hallways and feel closed in. A home with high ceilings that frame the airy floor plan. A home that has a Master Bedroom on the ground floor and offers workable flexible guest space upstairs. Guest Rooms with inside/outside connection with the wonderful outdoors.

A home that is not requiring lots of levels with stairs everywhere, a home that has a welcoming “finished feel” when you arrive thru the front door. A home with a functioning tucked away “mud room” for those times of inclement weather for when you have been skiing or hiking and sport clothing and shoes are dirty and wet.

A home that has defined function space yet feels open and organized and works great for entertaining, or just the family. This home is not your NC getaway summer camp type of space, or a rustic cabin feel, but rather a real home.

The newly paved driveway (summer 2014) is long and framed with a custom stacked stone retaining wall...this is not imitation stone that is widely used. It is anchored with 2 custom landscaping beds enclosed with large rocks. The stone monument on the left as you enter the driveway is stacked stone and can be used as a planter or a coach lamp if desired. To the right as enter is a custom coach lamp that was specifically chosen to not only highlight the custom address sign but also matches the finishes décor and feel that is throughout the property and the home. The light switch is located inside the foyer for easy control.

Also to the right is a giant old Blue Spruce tree that is magnificent and pays homage to the old wilderness of these wonderful mountains. Tall and sturdy it is the perfect complement to the mountain majesty.

The wood rail fence that is on the right side as you enter is in keeping with the community standards and is framed with pine ground cover and many flower beds that are full of daylilies carefully blended in color and other perennials that wake up each spring and are beautiful. Subtly manicured all beds are defined but have the "wildflower" feel of the mountains. Daylilies are planted throughout the property and have been carefully selected thru the years. Each type varies not only in color but blooming time to assure that once spring has arrived the home is cloaked in color throughout the summer and into the fall.

The home site is 1.17 acres and the ownership is such that all the way to the top of the mountain is deeded to this house and both side buffers to insure the beautiful setting is not encroached upon. Owners cut the side of the mountain to the left as you enter the driveway to reveal a huge rock formation that is part of the mountain. It has been cleared, shaped, and framed for its presentation and is lit by a strong Halogen flood light that is controlled by a switch in the garage. Again ease of control and function. The setting has been cut and shaped so that from the road it looks as if it is sitting in a half moon shaped bowl and at night when all interior and exterior lights are on, the home literally looks like it is floating in the mountains. Dramatic and welcoming.

This is a special feeling and fits perfectly into the setting. A large rock bed for flowers sits on the right front of the home and planted with daylilies and other local perennial flowers and in addition there is a Burning Bush that fires the strong and vibrant red color as the fall and winter approach.

The landscaping that frames the front of the house is a careful blend of local material, high, low, ground cover, flowers, and greenery that really follows the lines of the front deck.

The front deck is constructed with curves and angles, quite unique. Most homes just have a straight wooden deck with no interest or definition of space and function. The deck is constructed with multi levels that is charming and frames the outdoor furniture well.

The side of the house as you drive up is completed with real stacked stone, once again not the imitation cultured stone that is commonly used. All stone work was done by a local craftsman and the rock was selected and shipped to us to match the colors of the retaining wall.

By the way the huge stacked stoned fireplace in the living room is done with the same coloring and stone work so that the inside/outside stone is all carefully coordinated!!!

The stone work continues to wrap the front on the home and entry way as well as the chimney. The entry stone is only half way up so that it reads charming and finished but not too heavy or overwhelming.

### **The Garage**

THE GARAGE: Way oversized 2 car garage. Large and easy to get in and out of. Easy access to drive in and out of home. Plus, plenty parking and a turnaround area.

There are 2 garage doors functioning separately. New Lift master Ultra Quiet Chain Driven openers (2) were installed in the summer of 2013.

The garage is huge.....accommodates two large cars easily with lots of room to open doors of each vehicle and unload people or parcels. It is not only wide but extra deep to allow for small boat and other toys.

The walls are paneled and all trim work is painted with the Benjamin Moore Carolina Green that is the backdrop for the whole house inside and out Including the shutters around the windows.

The oversized area to the right as you enter the garage has been divided into 2 functions. The mudroom area is entered thru a separate side door and has hanging and storage for footwear and outer wear. There is a "storage area" that can be closed off with the pocket door that offers lots of uses and also has a separate washer/dryer for those heavily soiled clothes or towels that you don't want to put in the inside washer and dryer, there are storage cabinets on the wall and a large metal cabinet on the floor. There is extra flooring for any repairs that may be necessary tucked away also.

The entire garage area is carpeted with commercial carpet, not indoor outdoor that does not hold up. This carpet is waterproof and is easy to clean and keeps the garage looking finished at all times. A simple vacuum keeps everything pristine. The owner has been carpeting there garages for over 30 years with this type of carpet, both in FL and NC, it is durable and functional, the value of this is amazing and it looks pretty.

Blackboards on the walls provide whimsy and places to write down messages, notes, reminders and the like. There is a full size refrigerator for additional storage, cabinetry and work area, and a separate back door that goes to the back deck nestled in the mountain.

## **More of The Home**

The traffic flow into the house from the garage cannot be stressed enough. NO OTHER HOME OUT OF THE 80 THE OWNERS LOOKED AT in 1999 and they see today, typically has this ease of access and function. When unloading the car, you step directly into the large oversized kitchen area and it is perfect, saves time, energy, and mess.

The large area that you enter is useful, attractive and part of the “work area” of the home. Laundry, pantry, utility closet, and other functions seamlessly integrate into the kitchen where the heart of the home always lies. Easy to do all tasks while cooking, visiting, etc.!!! Custom cabinets that are present throughout the home provide decorative and useful space. The pantry has sliding shelves throughout and all cabinets in the home have rope trim and crown tops.

The cozy den/family room provides homage to the mountain feel. Wrapped in stained cedar with windows surrounding the entire area... (including skylights above) you are suspended in the forest as you relax, read, watch a movie and have the fire on etc. There are 2 doors that each open to more deck space and provide cross ventilation to die for. Deer peek in the windows behind the sofa and it is truly a feeling of living outdoors despite being cozy and protected in this charming space, you will be here a lot!!! Whether wrapped in the green forestry of summer, the unbelievable foliage of fall, or the amazing snow globe of winter...this is perfect. The gas fireplace has a remote control that provides even temperature that is just right and it is set up to have the blower on if desired so that it heats the room and it is strong enough to heat the laundry pantry area and into the kitchen. The window treatments are the exact color of the walls and the cream drape provides soft elegant framing for the sliding door. It is easily closed with the tasseled tie back. The large smart tv completes the room for everyone to enjoy and snacks and beverages are close by. The sofa is a sleep sofa for additional sleep space.

A special surprise is behind a door that is carefully painted to not even be noticed. It is a sauna that seats several people...for those who seek therapeutic relief after exercise.

The inside the home Washer/Dryer are also new. Samsung with the steam features and were installed in July 2014. The Country French hutch was painted with the Ralph Lauren Huntingcoat red to perfectly coordinate with home décor. It functions as additional storage for large platters and serving pieces.

The kitchen is completely redesigned with arched doorways created for ease of traffic flow. The height of the counter tops was done to accommodate the large oversize lower drawer cabinets. All cabinets are deep and have either sliding drawers or shelves that slide out. Upper cabinets are large and offer the decorating area above. Upper and lower cabinet lights that are controlled with rocker switches look beautiful at night. Doors are designed to continue the warm country feel and rope trim and crown molding complete the look.

The stove has interchangeable function where the cooktop can be changed to the griddle and there is an option to use it as a grill. It has a downdraft to that was installed to use this stove. The Range Hood provides upper ventilation with the fan and light controlled by wall switches.

The appliances are all pristine and carefully maintained. Double oven/micro works perfectly whether entertaining or cooking large meal for family visits. The large refrigerator has plenty of function and remember there is another full size refrigerator in the garage easily reached due to the perfect traffic flow. The trash compactor makes trash control a delight and the trash cans are carefully located in a nook by the garage doors.

There is a desk area for notes, lists, phone etc and a tv outlet to allow for use in the kitchen.

The piece de résistance is the eating area defined in a cozy bay window area that is the view of the world. It is like living in a motion picture as the clouds and foliage change in an ongoing way. Countless early mornings ushered in the sunrise and the rays rise over the mountains to the east and countless evenings were spent watching the sunsets over the western mountains in Tennessee. The unobstructed 180 degree views of long range mountains and midrange valleys are the best panoramic views in all of the area. This eating area lets you enjoy the wonder of every minute.

The light fixture was carefully selected for the décor and accessories and all lighting in the kitchen is controlled by dimmer switches, many of them 3 way switches.

The kitchen sink is deep and functional and is Corian for durability and stain resistant. Custom made for the area. As you work at the sink, there is a window to the world to enjoy the views as well as any guests that may be on the deck outside. This deck area is shaded, utterly private, quiet, and perfect for reading, eating, visiting etc.

Now, back to the entrance of the home. The front porch is inviting and covered. The deck is framed by plant holders on which to hang bright red geraniums every year...what a welcome and sense of arrival. The same decorative holder is on the outside corner of the garage to complete the look. A green planter is carefully placed under the window in front where mixed colors of plants provide the perfect feel every year. There is a lovely large light by the front door that is part of all the outside light décor and there are flood lights on outside garage, and side of the house by the turn around area. These lights can also be controlled by switches inside the foyer.

The interior décor coordinates with colors on the exterior. A decision was made to use warm rich jewel tones throughout with neutral parchment color walls and white trim. A bright red front door of leaded glass with 2 glass side lights allows the beauty of the flowers outside to be enjoyed while inside and provides additional light to bathe the foyer.

As you enter, please note that the profile of Grandfather Mountain is readily seen immediately and literally from every room in the house. The foyer is large, defined, and has a closet for

coats scarves etc. if guests enter thru the front door. The custom closet is finished with dark wood and very functional. The sconces on the wall are controlled by dimmer switches and are beautiful when providing the welcome at night

All floors are hardwood and are solid maple. These are not prefinished floors and the wood on the stairs is solid maple carefully stained to continue décor. The living area is all done with this flooring and is durable, easy to clean, bright and golden warm color. Brightness and cheeriness is the hallmark of the home with a cheerful country feel. Yet it has a quiet elegance that is perfect in the North Carolina Mountains and the home was renovated so that it is easy to live in, provides great function, and yet allows for privacy for visitors. This is perfect for a year round residence or your dream vacation home.

This home is totally an open feel. Rooms are defined yet open to traffic flow...easy to live in and really great for parties and entertaining. Guests have many places to visit and the connection to the decks outside are perfect.

The Living Room has custom bookshelf area for personal touches and nestled so that it does not encroach on walking patterns. High hats are located throughout the home...all on dimmer switches and with 3 way controls. The living room has an eyeball light on a separate switch that washes the fireplace as a single focal point if desired. The fireplace is stacked stone that soars to the ceiling. A storage area is created for firewood as this is a wood burning fireplace. It has a gas starter to quickly get things going and there are 2 blowers...quietly painted black and nestled into the rock work. They are controlled by a switch in the decorative nook below where the tv is located and when turned on they push heat into the main living area.

The Dining Room Fixture was special order and is on dimmer switches and the large square table provides lots of room for dinner guests.

The entire living area is trimmed in chair rail height bead board painted white as is the carefully sized crown...not too overwhelming and large but provides a finished look.

All interior doors are raised panel with lever sets and hinges that match.

Floor vents for heating are the same theme.

Central ac was installed although not always needed due to the wonderful climate and central heat is also in the home. The owners refused to do baseboard heating or wall mounted heating that is drafty and ineffective. The duct work for the house is set to provide even heat throughout. The furnace is new. Installed in 2013 and is a high efficiency unit that works on 2 speeds so that once the interior temp is reached it does not use as much energy to maintain the temp...newest design in furnaces and has a 10-year warranty. The thermostat is centrally located.



The Powder Room is discreetly located and decorated with jewel tone wallpaper, chair rail molding and soft glass sconces. A stylized Kohler Pedestal sink completes the room.

The stairway is trimmed with a carpet on the mahogany stained maple and anchored with antique carpet rods trimmed with decorative finials. Easy to clean and safe to walk on as bare stairs can be slippery. The entire upstairs is done with a neutral beige Berber carpet throughout and the color is a perfect complement to the parchment walls

As you look upstairs from the foyer you see a carefully made window treatment on the upstairs bath window that frames the window with interest and color.

As you arrive upstairs you will find a room to the left that was storage space. It was totally renovated and now used as an office and creatively furnished for great function. A custom desk work space is private and quiet and set up for Wi-Fi and fax capability. The entire house is Wi-Fi and all utilities for the house are underground.

Cute bookshelves provide balance and function and a small door opens to more storage space above the garage. The door is discreet and unseen unless you are looking for it. In addition to the office there is an additional sleep sofa for overflow grandchildren or guests and the perfect spot for reading or visiting the person using the office. This could be another bedroom.

The Bathroom was done in a historic Ralph Lauren yellow with Williamsburg style sconces and raised counter top to allow for the deep drawer cabinets on the bottom. A louvered trimmed closet provides storage for towels, toilet paper, cleaning supplies and room for extra toiletries for guests who may have inadvertently forgotten something.

The 2 upstairs Bedrooms were decorated with different feels. One is bathed with an impact wall painted in the same warm historic yellow of the bathroom. We call it the "Romantic Room" because the bed is a canopy bed carefully wrapped in soft parchment color drapes tied back with tasseled ties and ending in soft puddles on the floor. Lot of room in dressers for guests and a large closet is more than ample. The window treatments are also a soft crème color generously fashioned to softly puddle on the floor as well. TV outlet in room is nice and the view from upstairs will take your breath away.

The other bedroom is done in cherry Martha Washington furniture. A defined yet understated elegant sleigh bed is anchored with a whimsical shelf urging visitors to "dream" Historic Williamsburg blue with cream and slightly silver crown and trim complete the look. The closet is nicely sized and dressers and end tables provide more storage. A tv outlet is here as well and an important Bergere chair and footstool provide comfort and décor. The dotted swiss fabric is just the right color.

The loft is a family room type of space so that guests do not have to hold up in their rooms for private relaxation. It is furnished in rich leather and has a large screen tv. The upstairs is a complete living environment for guests and grandchildren

Custom High Hats and lighting for upstairs walkways and loft are controlled by downstairs and upstairs 3 way dimmer switches to allow for lighting to provide perfect backdrop for function and feel when entertaining. Looking back into the home when warmly lit at night is magic. Looks like a movie set.

The outside living space is comfortable and done to integrate the décor and feeling of the inside. Outside light is coordinated and controlled with nicely placed switches inside.

The decks are all stained with Benjamin Moore “Deck Correct” in the rich cedar color that completes the picture.

There are 8 wide rail planters in the rich North Carolina Green that are put out every spring. Loaded with flowers and trailing vines and plants the bright colors drape the railing and spread over the front of the rail so that the look from the street is so beautiful and finished and cheery!!!

The roof is an Elk Prestige green shingle 30-year warranty high wind rated roof that is new. Completed in July of 2015, and has a 5-year warranty on labor. These warranties pass through to the new owner.

### **The Master Bedroom**

This room is fit for a King and Queen! The bathroom dressing area is completely an open functional elegant space. Lots of storage and custom closets abound. A wall safe is hidden in the walk in closet. The Bathroom is large with a platform Jacuzzi tub with a window where you can look out to the mountains.

A large separate shower was created with 2 shower heads and a bench for convenience. Built in shelves provide storage for shampoo and the like.

A rich warm shiny marbleized tile was used with custom trim work for elegance and jewel tone design. A bidet and one-piece commode complete the space. All plumbing fixtures, etc are Kohler.

The dressing area has raised countertops and deep drawer cabinets beneath and a sitting space created for use for the lady of the house.

The impact wall in the bedroom is painted Huntingcoat Red and is the just right amount of color for the room. High Hats and bedside lamps are controlled by dimmer switches at the entry of the room and on the wall beside the bed. The mirrored closet doors assure that the reflection of the outside view is ever present.

A state of the art security system has the master panel in the Master Bedroom and can be upgraded with cameras and controls that can be used from computers and mobile devices anywhere in the world. There is an additional panel in the garage. Motion detectors are strategically located.

The deck outside is a perfect place to read relax and nap. The view as you awake is unduplicated and a treasure that is there every day.

The house faces directly south and all windows in every room look at the views...even the loft provides this. The windows and sliders are all Anderson.

#### OTHER NOTES:

Gas Tank is owned by property owner, not a lease, allows for choice and negotiation of provider.

Hose bibs are all around the home: By vehicle turn around area to wash car, on front deck, back wall of garage.