

53 JAMES AVENUE, ATHERTON
Custom Estate Built by Pacific Peninsula Group

www.53James.com



This magnificent home presents luxurious 5-star living at its best. Built in 2007 for the current owners, the property showcases the exceptional craftsmanship of renowned architect and builder Pacific Peninsula Group and landscape architect Thomas Klope. A blend of contemporary and traditional styles elegantly unifies the main house, guest house and grounds, which nestle on a 1.14-acre private parcel at the end of a quiet cul-de-sac. The expansive layout with shingled façade and walkways in Connecticut bluestone sets the tone surrounded by a park-like scene with beautiful heritage oaks and redwoods.

Inside, impeccable details unfold with Brazilian hardwood floors, extensive built-in cabinetry, refined stone and millwork, all of which is enriched by a superior lighting design. Arranged over three levels, the spacious main residence with 4 bedrooms works equally well for lavish entertaining and everyday living. Situated on either side of a vaulted, grand entrance hall, there is a formal living room and dining room with butler's pantry. A flawless stone gallery adjacent to the entrance hall reveals a mahogany-paneled library, a main-level bedroom suite, a large chef's kitchen, plus an adjacent family room. The gallery opens up to a screened and heated loggia, allowing for indoor-outdoor entertainment, with a built-in barbecue and an outdoor fireplace.

The second floor, overlooking the treetops, features two oversized bedrooms sharing a large light-filled bathroom with white marble and glass tiles. The lower level opens up to a truly spectacular recreational space. Play a game of pool with a beverage from the fully equipped, wood and marble-topped wet bar. Select a vintage bottle from the wine cellar and enjoy the soundproofed art deco home theater. Health and wellbeing take center stage with your own fitness center complete with sauna and steam shower.

Adding to the accommodations is an equally impressive 1-bedroom guest house with full kitchen, which doubles as the perfect venue for poolside entertaining. The setting easily hosts large gatherings on a vast stretch of level lawn surrounding the sparkling 42-foot pool. Completing the appeal of this grand estate behind the scenes, are radiant heat for comfort underfoot and a fully integrated home automation system, which controls audio/video, lighting, climate, security, window shades and more.

Remarkable in its beauty, attention to detail and incredible livability, this home is located in one of the most sought-after towns midway between San Francisco and Silicon Valley – this is the ultimate family or executive retreat.













MAIN RESIDENCE
MAIN LEVEL
 4,565 SQ FT



MAIN RESIDENCE
UPPER LEVEL
 1,330 SQ FT



MAIN RESIDENCE
LOWER LEVEL
 2,530 SQ FT



GUEST HOUSE
 1,015 SQ FT

SUMMARY OF THE HOME

- Traditional estate custom built in 2007 by renowned architect and builder Pacific Peninsula Group
- Central Lindenwood neighborhood at the end of a cul-de-sac
- Three-level main residence with 4 bedrooms, 4 full baths, and 2 half-baths
- Spacious 1-bedroom, 1-bath guest house with full kitchen
- Approximately 10,745 total square feet
 - Main house: 8,425 square feet
 - Guest house: 1,015 square feet
 - Garage: 760 square feet
 - Storage: 545 square feet
- Main level: living room and formal dining room, library, gourmet kitchen and casual dining room, family room, master bedroom suite and a second bedroom suite customized for home office
- Upper level: two bedrooms and a large, shared bath
- Lower level: recreation room with full bar, home theater, fitness center, spa bath with sauna and steam shower, plus wine cellar and storage
- Large, screened loggia for expanded indoor/outdoor entertaining
- Brazilian hardwood floors in most rooms
- Attached 3-car finished garage
- Pool and spa surrounded in Connecticut bluestone
- Approximately 1.14 acres of exquisitely landscaped grounds by Thomas Klope with secret water garden, level lawn, raised vegetable beds, and specimen trees
- Excellent Menlo Park schools

Price Upon Request

For video, floor plans, additional photos and information, visit www.53James.com



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