



**PALL SPERA
COMPANY**
REALTORS, LLC

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1800 MOUNTAIN ROAD, STOWE - 802.253.9771

62 MAIN STREET, STOWE - 802.253.1806

65-5 NORTHGATE PLAZA, MORRISVILLE - 802.888.1102

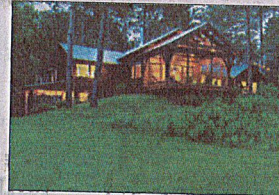


Brand New Contemporary Farmhouse

This new 4-BR, 4-BA contemporary home offers big mountain views, beautiful light, clean lines, and all of today's desired amenities...an open floor concept, birch floors, and high-end appliances. Ideally located between the village and the mountain.

(802) 253-1806

\$1,175,000



Award-Winning "Raven Beach"

An elegantly handcrafted home nestled thoughtfully into its lush 10.7± acre landscape, with mature gardens and mountain views... Every inch of this classic 2,300± sq. ft. contemporary, rebuilt in 2012, bears the creative stamp of its designer owners.

(802) 253-1806

\$950,000

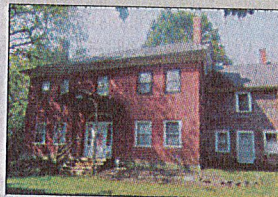


Desirable Stowe Hollow Setting

Stowe home on 11.8± acres in a private Stowe Hollow setting with mountain views and a swimming pond. Main floor master suite and laundry, wood burning Rumford fireplace, sunroom, unfinished walkout basement, attached 2-car garage, and 2-stall barn.

(802) 253-9771

\$749,000



Stowe Apartment Building

8-Unit (1-BR and 2-BR) apartment building in an outstanding location for proximity to Stowe Village, ski area and Morrisville. Large private rear lawn faces Mt. Mansfield across the Little River. Units in high demand with a very stable tenant list.

(802) 253-9771

\$650,000

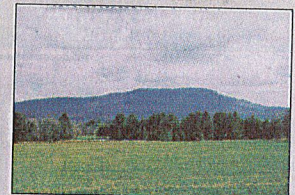


Park-Like Stowe Setting

Affordable, well maintained home in an excellent location off Edson Hill, convenient to both the village and ski resort. The park-like setting offers 4.2± AC and southern exposure. The 4-BR, 4-BA home has 2 wood burning fireplaces and a large deck.

(802) 253-9771

\$535,000

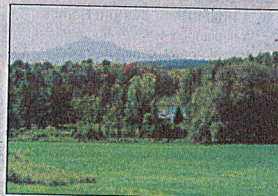


Land Abutting Copley Hospital

Lots ranging from 3.7± to 13.8± acres with beautiful views, abutting the Copley Hospital Campus and Copley Country Club. Located in Morrisville's 'Special Use District' - ideal for a professional office, healthcare or non-healthcare uses.

(802) 253-1806

Starting at \$485,000

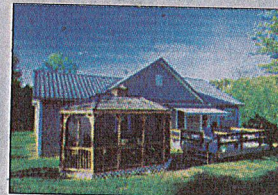


Beautiful Land Parcel with Barn

Exceptionally beautiful 16± acre parcel with large barn, westerly & southerly exposure, overlooking open fields and mountain views. Easily accessible, adjacent to Thatcher Brook. Plenty of septic available. Local permits in place. Owner/agent.

(802) 253-9771

\$398,000



Complete Privacy

3 Bedroom, 3 bath contemporary home on 8.7± acres with all the amenities you desire...spacious rooms, gourmet kitchen, master suite with walk-in closet, gas field stone fireplace, finished walkout lower level, and a deck for summer enjoyment.

(802) 888-1102

\$325,000

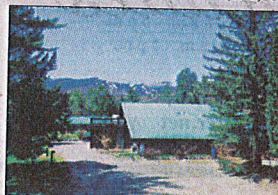


Charming Cape

3 Bedroom, 2 bath home on 1+ acre. Lots of living space...large eat-in kitchen, wood stoves in both formal dining area and family room, plus a newly renovated sunroom. A 3-season porch, large deck and attached 2-car garage complete the property.

(802) 888-1102

\$275,000

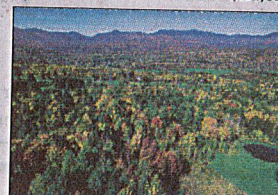


Condo on the Mountain Road

3 Bedroom, 2 bath condominium on the Mountain Road in Stowe. Nice kitchen and a large open living/dining area. Easy access to the ski resort and Stowe Village. Reasonable HOA fees. Pool access available at neighboring Northern Lights Resort.

(802) 253-9771

\$225,000

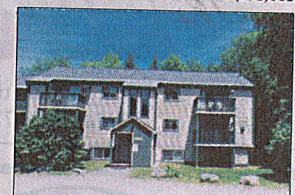


Private Stowe Land Parcel

At the end of the drive, 120 Ollies Lane sports views toward Mt. Mansfield and a private location. 3.13± Acres with a waste water permit for a 4 bedroom residence and 2 bedroom apartment make this building lot a prime candidate for your new home.

(802) 253-1806

\$190,000



2-BR Condo in Smugglers' Notch Resort

Fully furnished 2 bedroom condo in the heart of Village East Community at Smugglers' Notch Resort. Centrally located to the pools, restaurants, stores, Funzone 2.0, and the slopes. Smuggs rental program available with homeowner benefits.

(802) 253-1806

\$190,000

**LUXURY
PORTFOLIO**
INTERNATIONAL



**LEADING REAL ESTATE
COMPANIES OF THE WORLD**





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65-5 NORTHGATE PLAZA - P.O. BOX 507

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Award-Winning "Raven Beach"

An elegantly handcrafted home nestled thoughtfully into its lush 10.7± AC landscape, with mature gardens and mountain views. Every inch of this classic 2,300± sq. ft. contemporary, rebuilt in 2012, bears the creative stamp of its designer owners.

(802) 253-1806

\$950,000



Excellent Visibility

2,400+ Square foot commercial/residential building on 1.3± acres. Formerly a vet's office on the main level with a 2-BR residential apartment on the second level. Could be converted to solely residential use. Highly visible Hyde Park location.

(802) 253-9771

\$395,000



Lakefront Home

4 Bedroom, 2 bath camp on Lake Elmore with 108 feet of lakefront. Features 2 decks, pine floors, wood burning stove, and propane wall heater. Set on a 0.41± acre lot with a portable dock, detached garage, and gorgeous views!

(802) 253-9771

\$335,000



Move-In Ready Home

Situated on 41.8± acres with 3 bedrooms including a main floor master and 2 upstairs bedrooms, new stainless steel appliances, breakfast bar, dining area and large living room. Sunny foyer and covered porch with mountain views!

(802) 888-1102

\$315,000



Cute, Comfortable & Cozy

2 Bedroom cottage off of Caspian Lake with lake access via right-of-way. Great kitchen space and screened porch. The detached garage has sleeping and storage space above, and the 0.3± AC lot offers plenty of lawn for games and relaxation.

(802) 888-1102

\$245,000



Homesteading Farm

Wonderful 1880 farmhouse on 5± acres including an in-law apartment, barn, greenhouse, decks with southern exposure and mountain views and a guest house for visitors or rental. Ample opportunity for homesteading, farming livestock, and gardens.

(802) 888-1102

\$229,000

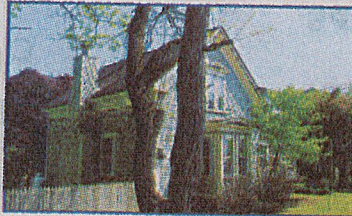


A Rare Find in Greensboro

Cozy log home on 9.8± acres with a pond, just a 2 minute drive to Lake Caspian! This home offers glowing wood floors and a master bedroom and bath on the main level. Enjoy this peaceful country setting from the deck or covered porch.

(802) 888-1102

\$225,000



Two Homes/Price of One

A classic 0.9± AC property comprised of two homes. The 2446± sq. ft. main home has wood floors, stainless steel appliances, and a 12X16 foot deck with hot tub. The 1296± sq. ft. unit is currently used as a frame shop. Excellent business location.

(802) 253-9771

\$210,000



Build Your Dream Home

1± Acre residential lot with approved 3 bedroom septic design and town water available. Private and quiet location offering stunning mountain views over fields protected from future building and development. Close to amenities.

(802) 253-1806

\$80,000



NANCY DURAND • PENNY MASON-ANDERSON • NANCY PRITCHARD
LAUREL HOULE • CASEY GRONDIN • ANGELA LAMBERT • MONICA HEATH • BOB DURAND