

# 2,916 Sq Ft of Flexible Living Space

#### Grand Entry

• Elegant vestibule opens to a spacious foyer.

# Living Areas

- To the left, a light-filled sitting room and a versatile library/living room.
- Bonus room perfect for a home office, guest quarters, or additional living space.

## Formal Dining

- A gracious dining room leads into a grand formal dining room - ideal for entertaining.
- Convenient powder room located just off the foyer.

## Private Quarters

• Beyond the foyer, a private hallway leads to private space utilized by the owner for business operations including a laundry room, and 1.5 additional bathrooms.

1ST FLOOR



2,916 Sq Ft - Guest Quarters

Unwind in Spacious Comfort

The second floor offers a haven for relaxation, featuring seven inviting guest suites and six luxurious bathrooms. One bathroom is conveniently designed as a Jack and Jill, perfect for families or friends traveling together.

Unwind in the comfortable sitting area, where breathtaking mountain views await. Guests can enjoy complimentary coffee and water throughout their stay. Each suite boasts its own unique décor, ensuring a memorable and personalized experience.

approx. 1300 sqft of bonus space

Unleash Your Vision: Expansive 1300 Sq Ft Attic
This finished attic space offers a wealth of possibilities to customize for your dream B&B. The current owners have thoughtfully prepared the space with drywall, climate control, and even a full bathroom.

ROOM 9'8" x 11' ROOM 16'10" x 30'2" ROOM 23'10" x 18'5" 25'2" x 18'

Let your creativity flow and transform this area into:

- Luxurious Guest Suite: Create a one-of-a-kind guest experience with a spacious suite.
- Additional Owner's Quarters: Design a private haven for yourself.
- Unique Amenity Space: Craft a yoga studio, game room, or second living area for guests.

With the groundwork laid, the possibilities are endless!

Hill Chest