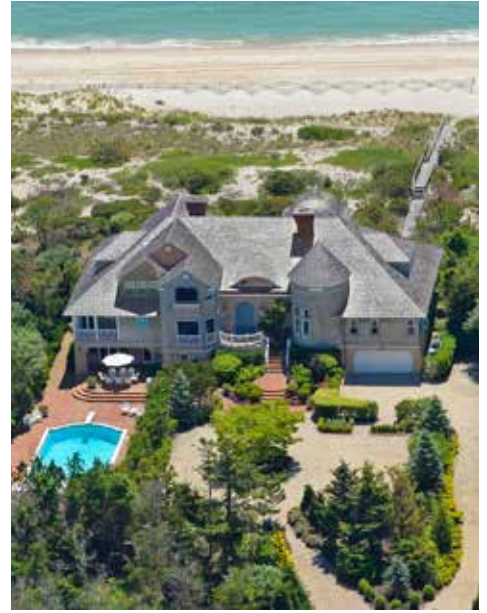


ENZO MORABITO TEAM #1 IN THE HAMPTONS



BREATHTAKING OCEAN VIEWS: PRIME QUOGUE VILLAGE DUNE ROAD ESTATE

Quogue | Price Upon Request | Welcome to "Four Winds," a timeless oceanfront estate on Dune Road in sought-after Quogue Village. Built in 1989 on 1.4 acres, this Shingle-style home was designed by famed Hamptons architect Eugene Futterman. From the turrets and fresh-air porches to the numerous decks and balconies, this 7 bedroom and 7.5 bath Estate was artfully designed to take advantage of ocean and bay rooms from every angle. First time on the market. Exclusive. Web# H19523



MAGNIFICENT WATERFRONT ESTATE WITH HIGH AND DRY ELEVATION

The Hamptons | \$7,499,000 | Classic, well-appointed, one-of-a-kind, the adjectives never end for this 6,000 sf waterfront Estate located on 1.3 acres on scenic Duck Point overlooking the open Bay. Positioned to take advantage of water views from every angle, you will enjoy panoramic sunrises and sunsets from this bulk-headed property. Sizable boat dock, heated Gunite pool with spa, and terraced gardens make this the perfect Hamptons address. Exclusive. Web# H54354

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INVEST WITH THE ENZO MORABITO TEAM



ESTATE-LIKE HOME WITH HUGE DETACHED CLIMATE-CONTROLLED GARAGE - JUST LISTED

Remsenburg | \$2,649,000 | An incredible value, this estate-like home sits on 2 acres with a freeform Gunite pool and detached climate-controlled 5-car garage for car collectors to store their treasures (that's in addition to the 3-car garage with lift attached to the main house). Designed by Peter Tokar, the 5,641 sf English Country house with wrap-around porch features 4 ensuite bedrooms and powder room. Large first floor master and finished basement with 10' ceiling. Exclusive.



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DEEPWATER DOCK, 2.5 ACRES OF PRIVACY, AND 6-CAR GARAGE

Quogue | \$5,999,000 | This meticulous 5 bedroom, 5.5 bath home on 2.5 waterfront acres is located south of the highway in Quogue, the closer Sagaponack. Built for a large family who loves boating, swimming and entertaining, the property offers a deep-water dock, heated Gunite pool, and private setting with perennial gardens. There's also a guest apartment with 3 bedrooms, 3 baths, kitchen, and dining/living space. Car aficionados will love the 6-car garage. Exclusive. Web# H40194



BUILD YOUR DREAM HOME IN QUOGUE SOUTH

A rare opportunity to buy two 2+/- acre buildable lots on desirable Bay Road, south of the highway in Quogue (dubbed the closer Sagaponack). Lot 5 (\$4,699,000) is the premier lot, overlooking the bay with a sandy beach and 26,321+/- sf building envelope. Lot 6 (\$1,999,000) offers a 7,000+/- sf building envelope. Exclusive. Web# H01684

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ENZO MORABITO TOP TEAM IN THE HAMPTONS



A NEW TOUCHSTONE OF OCEANFRONT EXCELLENCE IN THE HAMPTONS

Quogue | Price Upon Request | This architectural masterpiece is set on nearly 4-acres on Dune Road with 275+/- ft of ocean frontage. Custom built by a "Dream Team," this 10,000 sf, 8 bedroom, 10.5 bath oceanfront Estate seamlessly fuses form and function with stunning architectural and interior design – along with picture-perfect ocean and bay views. A roof-top garden, Gunite pool and spa, reflecting pool, tennis court, and private boardwalk to the beach. Exclusive. Web# H40022



ROSE MANOR IN THE QUOGUE ESTATE SECTION: REBORN FOR TODAY'S HIP BUYERS

Quogue | Price Upon Request | Grand, hip, hypnotizing. Welcome to Rose Manor, a meticulously reborn 31-room mansion in the Estate Section of Quogue. Outfitted with every possible designer and hi-tech amenity for today's buyers, this architecturally-stunning estate was once owned by the founder of the Ford Modeling agency. Savor the clean sea air as you unwind by the saltwater Gunite pool that overlooks the 3.4+/- acres and the adjacent Quogue Field Club. Exclusive. Web# H15742



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TOP TEAM FROM REMSENBURG TO MONTAUK



DUNE ROAD OCEANFRONT WITH POOL AND BAYSIDE DOCK

Quogue | \$4,995,000 | In a neighborhood where surrounding homes command upwards of \$30 million resides this jewel of an oceanfront property in Quogue, the "closer Sagaponack." Boasting a rare bayside dock for boating, this property sits on 1.1 acres and offers a 5,100 sf, 5 bedroom, 4 bath French Barn-style Villa that has been updated and is loaded with charm. An oceanside pool, spacious deck, and catwalk to the ocean complete this desirable picture. Exclusive. Web# H43216



OCEANFRONT NEW CONSTRUCTION 'BETWEEN THE BRIDGES'

Westhampton Beach | \$8,500,000 | With one of the most prestigious oceanfront addresses "Between the Bridges" in Westhampton Beach, this brand new modern masterpiece was designed by renowned architect Stuart Disston and built with gold-standard finishes. The 4,300+/- sf FEMA-compliant oceanfront home features 5 bedrooms, 5.5 baths, oceanfront Gunite pool, elevator, 83' of ocean frontage and panoramic views from its open floor plan with walls of glass. Exclusive. Web# H27002

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ONCE AGAIN RANKED #1 IN THE HAMPTONS



ALMOST 10,000 SF BUILDING ENVELOPE WITH 106' OF OCEAN FRONTAGE

Quogue | \$5,950,000 | This is the quintessential beach house, located on 1.6 acres in Quogue with 106 ft of prime ocean frontage. The property can be enjoyed "as is" now -- or redeveloped into an oceanfront showplace. The almost 10,000 sf building envelope provides an opportunity to build a 8,000 sf 2-story home with 20x40 oceanfront pool, decks, and tennis court. The current house boasts old-fashioned Quogue charm with a covered porch and 4 bedrooms. Exclusive. Web# H21276



QUOGUE ESTATE SECTION WITH MAIN HOUSE, POOL HOUSE, GUEST HOUSE

Quogue | \$4,899,000 | Location, location, location...Set on nearly 2 acres in the estate section, this compound overlooks the Quogue Field Club golf course with bay views. Four legal structures include a 4,113 sf main house with tower (enjoy as is, renovate or expand), a renovated 757 sf guest house, detached 500 sf 2-car garage, and 522 sf pool house. 25x45 Gunite pool, low taxes, Village Beach rights, and successful rental history make this property a real winner. Exclusive. Web# H0153167



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SOUTHAMPTON PINES WITH DISTANT OCEAN VIEWS

East Quogue | \$1,549,000 | Positioned high on a hill, this 5,800 sf Post Modern is set on 1.10 acres in the community of Southampton Pines. Designed for year-round enjoyment, the 5-bedroom home offers formal dining, open eat-in-kitchen, living room with fireplace, family room/billiard room and 5.5 baths. A heated pool, full basement and 3-car garage complete the picture. The separate .92 acre vacant lot is also available for a package of \$1,849,000. Exclusive. Web# H0158407



WATERFRONT CHARMER WITH DEEP-WATER DOCK

Hampton Bays | \$1,099,000 | Welcome to Neptune Cove, an enclave of homes off Shinnecock Bay in Hampton Bays, dubbed "the New Brooklyn" for its affordable up-and-coming vibe in the easier-to-reach western Hamptons. Recently reduced, this expandable and remodeled beach cottage boasts 4 bedrooms and 2 baths. 100 ft of water frontage, deep-water dock to accommodate a 25+ ft boat, and access to Shinnecock Bay, Shinnecock Canal, the ocean and Peconic Bay. Exclusive. Web# H29674

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ENZO MORABITO TOP TEAM IN THE HAMPTONS



TRADITIONAL ELEGANCE WITH ENDLESS POSSIBILITIES

Remsenburg | \$2,395,000 | Located on just shy of an acre, sits this meticulously maintained and newly renovated home with 3 bedroom and 4 baths. Amenities include a spacious master suite, large custom kitchen, dining room, den, and a living room with vaulted ceiling and fireplace. This is perfect for the incurable car collector, with space for up to 14 cars! Outside you'll find manicured landscaping, a heated pool, and separate pool house with full bath. Exclusive. Web# H37859



HAMPTONS LIVING WITH POOL, TENNIS AND LOW QUOGUE TAXES

East Quogue | \$990,000 | This 3,000 sf Contemporary is located in a quiet neighborhood on the border of Quogue and offers 6 bedrooms, 4.5 baths with guest rooms on the first and second floor. Other amenities include hardwood floors, a wet bar for entertaining, skylights and a cathedral ceiling in the sunny open living area. Outside you'll find a heated pool, Har-Tru tennis court and half basketball court. Quogue Village taxes with Southampton Town beach rights. Exclusive. Web# H20975



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WATERFRONT TRADITIONAL WITH STUNNING VIEWS

Hampton Bays | \$1,395,000 | Perched high on the hill, this one-of-a-kind Traditional boasts grand views from Dune Road to the Shinnecock Canal. Features include a private beach, 131+/- ft of new navy bulkhead, granite stone fireplace, artist's loft and separate guest quarters. Stunning water views from just about every room. This very unique home is truly a hidden gem in the Hamptons! Contact Todd Bourgard for details at (631) 875-9667. Exclusive. Web# H50346



TRADITIONAL MEDITERRANEAN ESTATE ON DESIRABLE STREET

Remsenburg | \$2,999,000 | Sitting on 1.3 acres and located on one of Remsenburg's most desirable streets, you'll find this 5,600 sf Traditional with European flair. First floor highlights include a foyer with vaulted ceilings, living room, dining room, eat-in kitchen with fireplace, cozy media room and 2 guest bedrooms. The grand staircase leads to 2 ensuite guest rooms and master suite with office and fireplace. Outside enjoy a Gunite pool and gorgeous landscaping. Exclusive. Web# H30935



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