

# SEVEN SPRINGS MOUNTAIN RESORT HOMES GUIDE



COMPLIMENTS OF

**HIGHLANDS**  
RESORT REALTY LLC

[HIGHLANDSRESORTREALTY.COM](http://HIGHLANDSRESORTREALTY.COM)



“GOING TO THE MOUNTAINS IS GOING HOME.”

-- John Muir



## THE LAUREL HIGHLANDS (lôr-el hī-lendz)

noun; a dramatic landscape rich with natural beauty and adventurous spirit

Every year, millions of visitors come here seeking a place to escape, play and experience the best Pennsylvania has to offer. Whether you're looking for a vacation, a playground or a place to call home, the Laurel Highlands offer an abundant array of outdoor adventures for every age and every personality.

Thrillseekers delight in rafting and kayaking on raging rivers, flying through the air on world-class zipline tours and racing down the mountainsides on the slopes of the best ski terrain in the region. Explorers discover a world of secrets, from massive underground cavern complexes to incredible views hiding along idyllic hiking and biking trails. Families big and small grow closer together enjoying a myriad of opportunities to slow down, have some fun and enjoy the good life.

There is so much to do here, the options never dwindle and excitement is never hard to find. The adventures in the Laurel Highlands can only be matched by returning to your very own home nestled within them. Purchasing a home in the Laurel Highlands is far from simply owning a home, it's opening the door to a lifestyle that will change your life. If you're ready to open that door, trust the dedicated professionals of Highlands Resort Realty to help you find the perfect getaway for you and your family.



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# ADVENTURES ABOUND ON A MOUNTAIN BURSTING WITH LIFE

Summer in the Laurel Highlands is a grand world of outdoor adventure. Opening the front door means stepping out into a brilliant and lush landscape filled with opportunities to explore, spend time together, find solitude and experience the great outdoors as a family.

**As the mountain flourishes with life at Seven Springs Mountain Resort, endless adventures including hiking, biking, whitewater rafting, ziplining and much more are right at the fingertips of resort homeowners.**

The agents of Highlands Resort Realty are the region's experts in resort real estate, focused solely on helping you identify the perfect getaway and guiding you step-by-step through the process of becoming a homeowner in one of the most beautiful and exciting regions in the country.

Before you know it, you'll be stepping out the door with your family at your side, ready to take on a new mountain adventure together. Whatever adventure you seek, you'll find it right in your backyard when you own a home at Seven Springs.





# HIGHLANDS RESORT REALTY

Highlands Resort Realty is the leader in real estate solutions for buyers and sellers in the Laurel Highlands. We aren't just selling homes, we're selling the lifestyle we live and love. With more than 70 years of combined experience, we know the resorts, the communities and the best ways to seize the day in the Laurel Highlands. We are the region's on-site resort realty experts specializing in listing and selling homes at Seven Springs Mountain Resort, Hidden Valley Resort and Laurel Mountain.

As a part of these resorts' ownership, we have the unique ability to market extensively on-site and reach millions of potential clients each year. For those who visit here and seek the opportunity to own a piece of the adventurous lifestyle we offer, our agency is right at their fingertips.

Every day, we live and love the mountains with our families. We welcome you to join us in calling this unforgettable landscape your home, so give us a call at **800.227.7502** or visit **[HighlandsResortRealty.com](http://HighlandsResortRealty.com)** to explore the most up-to-date selection of homes available at Seven Springs.







## READY FOR AN ADVENTURE?

Read on to explore the many  
unique communities of  
Seven Springs Mountain Resort!







# Southwind

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## AT LAKE TAHOE

Located at the highest point of the mountain, the luxurious townhomes of Southwind at Lake Tahoe are the pinnacle of mountain living.

From spacious, well-appointed interiors to a world of adventure right outside the door, Southwind offers the opportunity to enjoy the scenic Laurel Highlands in luxurious style.

This private, gated community features its own chairlift and trail system, which connect directly to the slopes and trails of Seven Springs Mountain Resort. Many of these homes include a lower-level equipment room, the perfect place to get ready for a day on the slopes. Step out the door, spend the day exploring the mountains, then ski right home to the perfect place for storing those wet skis and boots.

Southwind homeowners also enjoy access to the Southwind Recreation Center, featuring a swimming pool and hot tub with a breathtaking view, clubhouse with full kitchen, pool tables, fireplace and ample seating perfect for private functions or spending time with your fellow neighbors.





## 476 SOUTHWIND CIRCLE

5 Bedrooms | 3.5 Baths  
3,884 Square Feet  
Offered at \$1,399,000

This unique, contemporary town-home is in a great ski in/ski out location! Spend your days on the stunning slopes, and your evenings curled up in front of any of the three fireplaces that this home features.

The state of the art kitchen has Thermadore appliances. The large loft area is perfect for entertaining friends and family. Call today to start your retreat in the mountains!



## 182 SOUTHWIND DRIVE

5 Bedrooms | 3.5 Baths  
3,884 Square Feet  
Offered at \$1,300,000

This stunning ski in/ski out town-home offers hardwood floors and a stone fireplace to help keep you warm on winter nights after spending your days on the slopes.

This home features a custom kitchen with a spacious island bar and large dining area. The finished basement that has plenty of room for large gatherings with family and friends. During warm weather take a dip in Southwind's exclusive pool or relax by playing a round of golf. Call today for the perfect home for your lifestyle!





## 176 SOUTHWIND DRIVE

5 Bedrooms | 3.5 Baths  
3,884 Square Feet  
Offered at \$1,199,000

This desirable ski in/ski out townhome offers some of the most spectacular views!

This home is tastefully furnished including leather sofas and upgraded bedroom suites. The custom gourmet kitchen offers a Thermador stainless steel gas chef's stove with a griddle and a double oven. Additional features include a spacious loft with a sitting area, a 2 car heated garage, and a ski room featuring custom shelving and ski racks.



## 119 WOODSIDE CRESCENT

4 Bedrooms | 3.5 Baths  
3,884 Square Feet  
Offered at \$1,100,000

This one of a kind townhome offers a picturesque view of the mountains from the tinted living room windows!

This Oakmont floorplan features an expanded family room thanks to the redesigned kitchen. The kitchen offers GE profile stainless steel appliances along with a microwave and convection oven combo. The beautiful cabinets are Brookhaven, solid cherry. The custom finished basement has a large guest room featuring a gas fireplace.





## 122 WOODSIDE LANE

3 Bedrooms | 3 Baths  
3,884 Square Feet  
Offered at \$799,000

This gorgeous ski in/ski out corner townhome has an open floorplan and a two story living room perfect for entertaining.

The large finished lower level has a ski room with easy access to the slopes. Enjoy a day in the snow, then return to a warm cozy fire in one of the two gas fireplaces while grabbing a bottle of wine from the wine room. This home also features a heated garage. Great opportunity for rental income when not using the property.



## 446 SOUTHWIND CIRCLE

3 Bedrooms | 3 Baths  
2,268 Square Feet  
Offered at \$624,900

Chairlift location is key with this stunning ski in/ski out townhome!

This home features vaulted ceilings and offers an extra guest room in the basement allowing you to share fun experiences with your family and friends. This home is impeccably decorated and comes fully furnished. Curl up by the beautiful stone fireplace to keep warm on winter nights after spending your days on the slopes.







# PHEASANT RUN

## HOMESITES

Luxurious resort living  
in a secluded and  
spectacular outdoor  
environment.

Pheasant Run features 31 homesites, ranging from three to twelve acres. Residents here will enjoy the comfort of a controlled architectural environment, with consistency in character, scale, and materials.

Peace, privacy, and preservation are the ideals - creating an elegant, appropriately controlled setting for those who value seclusion. Idyllic woodlands maximize privacy and provide a breathtaking home setting.

Build your home within the guidelines of our Architectural and Environment Covenants, while working with your own architect and contractors. Homes range in size from 2,000 to 6,000 square feet and feature natural wood and stone exteriors. The use of native plants and flowers in landscaping is encouraged to further enhance the natural setting.





# AVAILABLE HOMESITES

Homesite 7      MLS #1260208      Acres: 7.48      \$255,000

Located at the end of Ptarmigan Way cul de sac, the Building Envelope is located on a natural bench, with views of Forbes State Forest to the north. The hillside and vegetation to the south of the homesite provides visual separation from neighbors. Site 7 shares a driveway along an abandoned logging road with Site 8.

Homesite 15      MLS #1260209      Acres: 4.20      \$225,000

Located on the corner of Quail Drive and Pheasant Run Lane, the driveway to Site 15 enters the level homesite from Pheasant Run Lane.

Homesite 21      MLS #1260202      Acres: 10.44      \$345,000

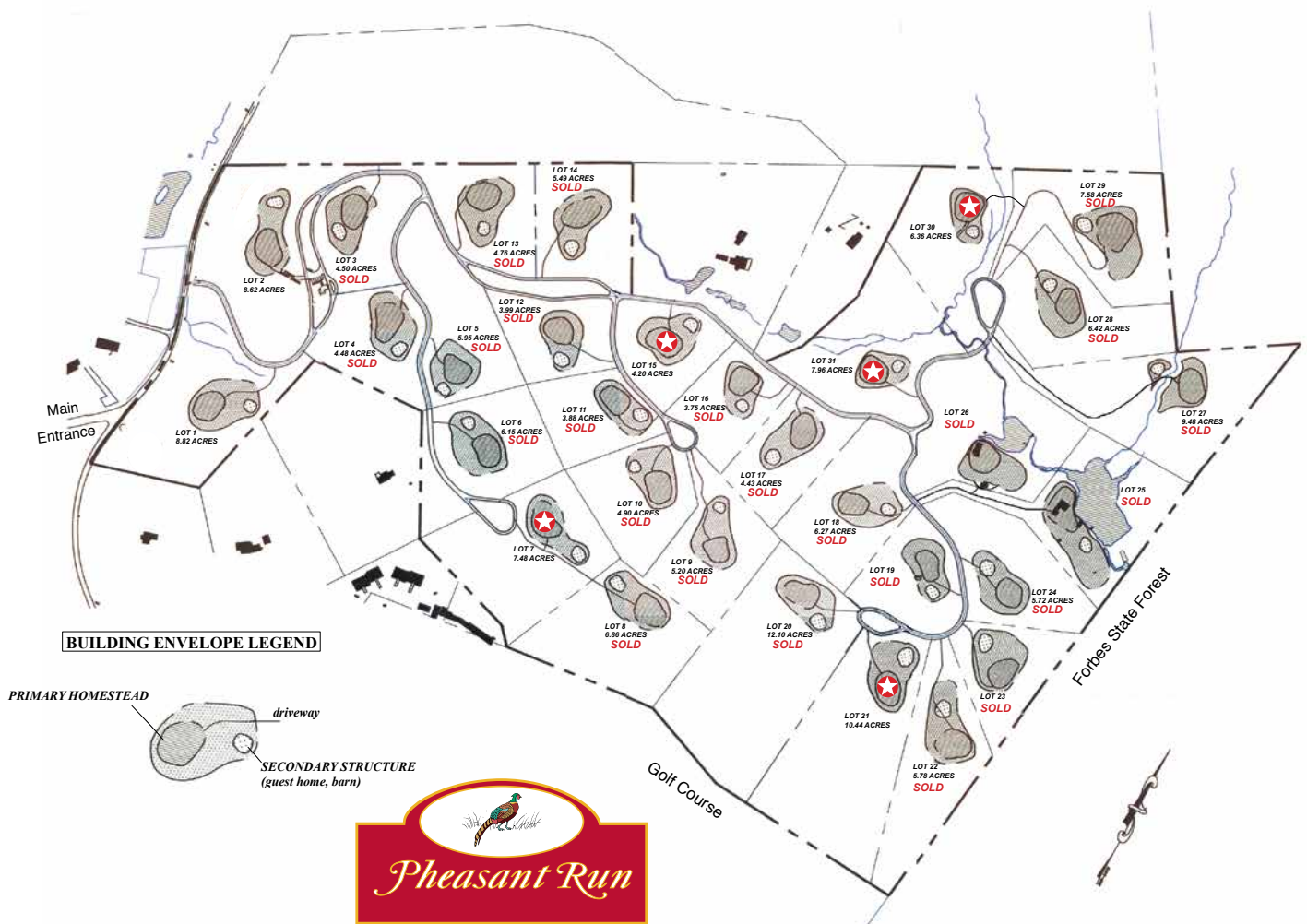
Peace and privacy prevail with this location at the end of the Pheasant Run Lane cul de sac. To the rear, a steep hillside protects the property from bordering Seven Springs Golf Course. Site 21 has over 10 acres.

Homesite 30      MLS #1260205      Acres: 6.36      \$295,000

Accessed via a common driveway with Sites 28 and 29 at the end of Grouse Point, Site 30 offers the homeowner peace and privacy. An intermittent stream flows along the side of the property, with the streambed lined with moss covered rocks.

Homesite 31      MLS #1260203      Acres: 7.96      \$325,000

Located on the corner of Pheasant Run Lane and Grouse Point, the homestead is accessed by a driveway off Grouse Point. A stream flows across the property above the homesite.







# DEER RIDGE

Single family homes with a beautiful and secluded woodland setting!

The single family homes of DeerRidge offer privacy amid the bustling activities of Seven Springs Mountain Resort. Homeowners in DeerRidge are able to customize their homes to suit their needs and enjoy a quiet, wooded setting.

DeerRidge is part of The Villages at Seven Springs, a collection of mountaintop communities featuring incredible vistas of the mountains, two swimming pools and hot tubs, a volleyball and basketball court, tennis courts and hiking trails. For the outdoor-loving homeowner, The Villages are the perfect place to enjoy the comforts of home while adventuring in the Laurel Highlands.

Homeowners in The Villages also enjoy complimentary shuttle access to the resort for hassle-free transportation while enjoying the mountains





At the time of printing, we do not have any homes listed for sale in the community of DeerRidge.

Our website is updated daily! To view our most recent listings, visit [HighlandsResortRealty.com](http://HighlandsResortRealty.com).

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**“YOU WILL NEVER HAVE THIS DAY AGAIN,  
SO MAKE IT COUNT.”**

*-- Unknown*







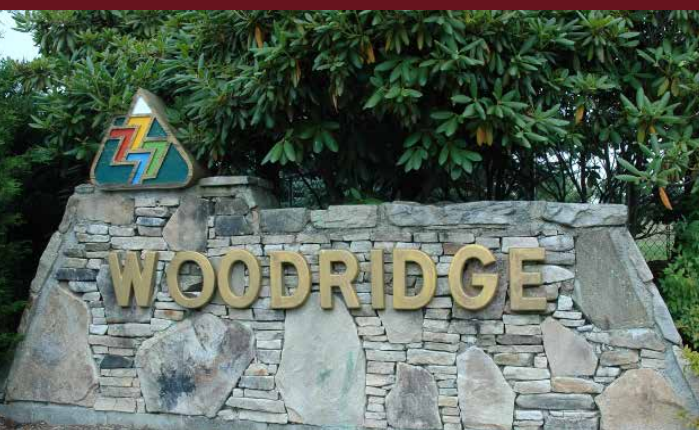
# WOODRIDGE

Contemporary styling and ample space for four-seasons living on top of the mountain.

Each of the 126 townhomes and condominiums in the WoodRidge community are designed to take full advantage of the spectacular mountain views of the Laurel Highlands.

WoodRidge is part of The Villages at Seven Springs, a collection of mountaintop communities featuring incredible vistas of the mountains, two swimming pools and hot tubs, a volleyball and basketball court, tennis courts and hiking trails. For the outdoor-loving homeowner, The Villages are the perfect place to enjoy the comforts of home while adventuring in the Laurel Highlands.

Homeowners in The Villages also enjoy complimentary shuttle access to the resort for hassle-free transportation while enjoying the mountains.







## 9150 ASPEN DRIVE

4 Bedrooms, 4 Baths  
1,991 Square Feet  
Offered at \$416,800

One of the only floor plans in The Villages of Seven Springs with four bedrooms and four baths!

This beautifully appointed, end-unit condo features an open floor plan, great for relaxing and entertaining. The living room features a stone fireplace to warm you on those chilly winter nights, while the deck off of the dining room allows you to enjoy the beautiful outdoor space in the summertime.



## 9045 EVERGREEN COURT

4 Bedrooms | 2.5 Baths  
1,714 Square Feet  
Offered at \$399,000

Beautifully renovated townhome!

Ceramic tile throughout main level, and walls have been plastered and painted throughout. Granite countertops in the kitchen with new sink and water fixtures. The living room boasts a floor-to-ceiling, wood-burning, stone fireplace. Garage has been converted to a den/bedroom.



## 9039 EVERGREEN COURT

3 Bedrooms | 2.5 Baths  
1,714 Square Feet  
Offered at \$399,000

Move in ready to this warm, mountain top home with lodge décor and upscale furnishings.

Floor plan is perfect for entertaining along with the built in sound system. Kick back on the sectional sofa by the gas burning, stone-cased fireplace. Kitchen has new backsplash and bathrooms are wall papered. All bedrooms have wood closet doors. The garage has shelving for organized storage of your "gear" and there is a full sized washer/dryer in the laundry room. This home is for you!!



## 9102 ASPEN DRIVE

4 Bedrooms | 4 Baths  
2,039 Square Feet  
Offered at \$389,000

Very popular with renters!

This condo has plenty of room for friends and family. The owner added all of the bells and whistles to make this condo shine above the rest. This is a turn key sale so no need to fuss just move right in.



## 9066 ASPEN DRIVE

3 Bedrooms | 3 Baths  
1,714 Square Feet  
Offered at \$379,000

This lovely home is in a great location!

The home is close to the pool area and has a shuttle stop outside the door. There is extra parking for guests right beside the home. Enjoy this quiet neighborhood for year round relaxation.



## 9120 ASPEN DRIVE

4 Bedrooms  
4 Full, 4 Partial Baths  
2,039 Square Feet  
Offered at \$374,900

This beautiful condo is fully furnished and has plenty of room for friends and family!

This lovely home is a cut above the rest with aesthetic charm, a variety of features and a popular floorplan. This is a turnkey sale, so you can move right into the home and begin the mountain adventures you've been dreaming about!







## 9115 ASPEN DRIVE

4 Bedrooms | 4 Baths  
2,039 Square Feet  
Offered at \$367,000

Enjoy the mountain views from the back balcony in this ski in condo!

This home is very attractively furnished and well maintained. There is a bath for each bedroom allowing privacy for family or guests. Across the drive is your designated storage unit so as not to clutter your home. Being sold furnished, no exclusions. Don't let this one get away!



## 9010 ASPEN DRIVE

3 Bedrooms | 3.5 Baths  
1,579 Square Feet  
Offered at \$359,000

This beautiful townhome features complete master suites on both the first and second floors!

Your family will love the beautiful, wooded view from the large deck off the living room. This year-round getaway also features a loft area for extra sleeping space.



## 9026 EVERGREEN COURT

3 Bedrooms | 2.5 Baths  
1,714 Square Feet  
Offered at \$359,000

This gorgeous townhome features an open floor plan that allows for easy entertaining!

This home has a large loft area that can be used for extra sleeping. The large deck offers great space for outdoor entertaining. A wood-burning fireplace warms the livingroom. Full-size washer and dryer in the first-floor laundry room with large walk-in storage closet. There is a garage and extra parking adjacent to the townhome.



## 9106 ASPEN DRIVE

4 Bedrooms | 3.5 Baths  
1,808 Square Feet  
Offered at \$349,000

This split entry condo is in a great location for skiing and amenities!

On the lower level are your main living spaces, kitchen, dining & living room with a powder room and laundry. Enjoy your wooded views from the patio located off the dining room. There are panoramic views from the upstairs bedrooms. This inviting condo is sold furnished so you can move in tomorrow. There is also a storage unit located across the driveway for your convenience. Rental history available.



## 9142 ASPEN DRIVE

4 Bedrooms | 3.5 Baths  
1,808 Square Feet  
Offered at \$337,500

This is a beautifully decorated condo!

The split level entry offers an open floor plan on the lower level with spacious living room, stone faced gas fireplace, dining room, wood cabinets in the kitchen and a powder room. The poured patio is off the dining room for alfresco entertaining overlooking woods. Rental history available.



## 9154 ASPEN DRIVE

3 Bedrooms | 2.5 Baths  
1,570 Square Feet  
Offered at \$305,000

Experience the best of Seven Springs in this lovely WoodRidge condominium!

This home features two spacious outdoor decks with tranquil wooded views creating a quiet, relaxing space to escape to whenever you please. This year-round getaway is the perfect place for your family to enjoy the beautiful Laurel Highlands.







## 9104 ASPEN DRIVE

3 Bedrooms | 3 Baths

1,631 Square Feet

Offered at \$289,900

This gorgeous condo with no stairs to main level features an open-concept living, dining, kitchen, and bedroom area for maximum togetherness on your family adventures!

So many features to mention: stone fireplace, new flooring, modern furnishings, outside storage for skis - large enough for an ATV, hot tub hookup, TWO master suites, awesome location with ski - in access and MUCH MORE!







# MEADOWRIDGE

Ski right home  
to your beautiful  
MeadowRidge  
condominium!

The 84 condominiums of the MeadowRidge community are conveniently located next to the slopes with easy access to summer amenities, making for a wonderful year-round getaway!

MeadowRidge is part of The Villages at Seven Springs, a collection of mountaintop communities featuring incredible vistas of the mountains, two swimming pools and hot tubs, a volleyball and basketball court, tennis courts and hiking trails. For the outdoor-loving homeowner, The Villages are the perfect place to enjoy the comforts of home while adventuring in the Laurel Highlands.

Homeowners in The Villages also enjoy complimentary shuttle access to the resort for hassle-free transportation while enjoying the mountains.







## 8051 MEADOWRIDGE

2 Bedrooms | 2 Baths  
1,193 Square Feet  
Offered at \$274,000

This well maintained condo has a great rental history with over 200 documented past renters!

This condo gives you a great chance to enjoy the mountain resort and subsidize your investment with rental income. The condo is being sold turn key and the owner will allow a quick closing.



## 8054 MEADOWRIDGE

2 Bedrooms | 2 Baths  
1,403 Square Feet  
Offered at \$269,000

This beautiful ski in condo features a wood-burning fireplace in the two story living room!

There is a large loft area for an extra sleeping area. New flooring throughout the condo, with lots of nice decorating touches. The deck off the living room overlooks the Laurel Highlands.



## 8069 MEADOWRIDGE

2 Bedrooms | 2 Baths  
1,193 Square Feet  
Offered at \$269,000

This gorgeous ski in condo has many brand new updates!

New flooring in the dining room and new furniture in the living room and bedrooms. New microwave and stove in the kitchen. Furnace has also been replaced. Beautiful stone fireplace and sky lights are featured in the living room.



## 8043 MEADOWRIDGE

2 Bedrooms | 2 Baths  
1,403 Square Feet  
Offered at \$255,000

This charming condo offers two bedrooms plus a loft for extra sleeping space!

The home is located just a few steps to the slopes and features direct ski-in access! The Tarragon floorplan is at the top level so you can enjoy the quiet surroundings with no upstairs neighbors. A convenient parking area makes for hassle-free access. This home also has a great rental history available upon request.



## 8010 MEADOWRIDGE

2 Bedrooms | 2 Baths  
1,193 Square Feet  
Offered at \$245,000

Great location, this condo features a wood-burning fireplace to warm you after a long day of skiing on the Mountain.

The skylights allows plenty of natural lighting, and the large deck off the living room offers you space to enjoy the outdoor Mountain air. Homeowners have access to two summer recreation areas with pools, hot tubs, basketball, tennis and volleyball courts, and they have year round shuttle service to the Resort!



## 8033 MEADOWRIDGE

2 Bedrooms | 2 Baths  
1,193 Square Feet  
Offered at \$234,000

This is a great four season get-away ski in condo!

The living room has a wood-burning fireplace, and large deck off the back with wooded views. The condo comes furnished so it is move-in ready.





**"REJOICE WITH YOUR FAMILY  
IN THE BEAUTIFUL LAND OF LIFE!"**  
-- Albert Einstein







# STONERIDGE

Lovely mountaintop condominiums with a commanding view of the valley below!

The 101 ski-in/ski-out condominiums of the StoneRidge community are conveniently located at the top of the slopes with exclusive owner access to the Tower Lounge with hot tub, sauna and fireplace for the ultimate in après-ski relaxation!

StoneRidge is part of The Villages at Seven Springs, a collection of mountaintop communities featuring incredible vistas of the mountains, two swimming pools and hot tubs, a volleyball and basketball court, tennis courts and hiking trails. For the outdoor-loving homeowner, The Villages are the perfect place to enjoy the comforts of home while adventuring in the Laurel Highlands.

Homeowners in The Villages also enjoy complimentary shuttle access to the resort for hassle-free transportation while enjoying the mountains







## E22 STONERIDGE

3 Bedrooms | 2 Baths  
1,211 Square Feet  
Offered at \$295,000

Incredible views from this ski-in/ski-out condo, and the chairlift is in your backyard!

Located in the only building of StoneRidge that has gas burning fireplaces. Included with the condo is a carport and storage locker, and owners have access to a lounge which can only be used by StoneRidge homeowners.



## A43AB STONERIDGE

4 Bedrooms | 3 Baths  
1,363 Square Feet  
Offered at \$280,000

One of the only condos listed in StoneRidge with a garage!

This unit features a lock-out, and has great rental potential. The loft area has been turned into a sleeping area and has a full bath. Owners have access to an Owner's Lounge which includes hot tub, sauna and fireplace.



## C36AB STONERIDGE

3 Bedrooms | 2 Baths  
1,202 Square Feet  
Offered at \$275,000

This condo has a fabulous location for skiers and includes a garage as an added bonus!

A cornerstone floor plan with extra windows for watching skiers on Village Trail and great lighting. Park the car in your garage or use it for additional storage. This condo is move in ready so you can enjoy mountain living immediately. Rental history available. Come see this one!



## B13 STONERIDGE

3 Bedrooms | 2 Baths  
1,139 Square Feet  
Offered at \$275,000

Walk right out on to the slopes in this gorgeous condo!

This home is beautifully decorated and has been completely remodeled. It will be sold as a turn key sale. The perfect mountain retreat for your family!



## C26AB STONERIDGE

3 Bedrooms | 2 Baths  
1,202 Square Feet  
Offered at \$258,900

Bright and spacious Cornerstone condo overlooking Village trail with expansive views

It is well kept and nicely appointed. Enter into the foyer that provides room for coats and ski boots without cluttering the main living area. The A side has the living room, dining room and kitchen and nice sized master bedroom. The B side has a large bedroom with balcony overlooking the ski trail and a second bedroom sharing a full bath.



## C35AB STONERIDGE

3 Bedrooms | 2 Baths  
1,139 Square Feet  
Offered at \$245,000

This lovely condo offers spectacular views and a great ski-in/ski-out location!

The home is updated throughout with new carpeting and paint, granite countertops, windows and newer appliances. Move right on in; this home also comes furnished so you can begin to enjoy the mountains right away!





Contingent



## A31AB STONERIDGE

3 Bedrooms | 2 Baths  
1,202 Square Feet  
Offered at \$229,900

This tastefully decorated three bedroom condo sits atop the Mountain with the chairlift in your backyard.

The kitchen has new countertops and stainless steel appliances. Newer furnishings and carpeting throughout, and hot water tank has been replaced within the last few years. This is also a lock-out unit.



## B32A STONERIDGE

1 Bedroom | 1 Bath  
762 Square Feet  
Offered at \$153,000

Great location at the top of Avalanche chairlift, this condo is extremely well maintained and boasts the Eaglestone floor plan.

This is a ski in/out unit with an updated kitchen, stainless appliances and ceramic tile floor. The living room has new furniture and wood flooring while the bedroom has new carpet. Don't worry about the heating bills as your gas usage is included in your HOA fees.



## B25A STONERIDGE

1 Bedroom | 1 Bath  
762 Square Feet  
Offered at \$152,000

You can ski out the back door in this condo!

This Eaglestone floor plan offers plenty of room for your family or guests to enjoy living atop the mountain! Nicely furnished and well maintained, you will enjoy ground floor access to the outside. Great for pet owners. Rental history available.





# STONEGATE

Ski-in/Ski-out condominiums atop the mountain with attached garages and fantastic views!

The 40 condominiums of the StoneGate community are year-round getaways offering easy access to the slopes and an array of summer amenities!

StoneGate is part of The Villages at Seven Springs, a collection of mountaintop communities featuring incredible vistas of the mountains, two swimming pools and hot tubs, a volleyball and basketball court, tennis courts and hiking trails. For the outdoor-loving homeowner, The Villages are the perfect place to enjoy the comforts of home while adventuring in the Laurel Highlands.

Homeowners in The Villages also enjoy complimentary shuttle access to the resort for hassle-free transportation while enjoying the mountains







## 8106 STONEGATE

3 Bedrooms | 2 Baths  
1,751 Square Feet  
Offered at \$430,000

Spectacular views from this three bedroom, slopeside condo.

New backsplash and under-counter lighting in kitchen. The hot tub overlooks views of the Laurel Highlands. This condo also has a garage, and is being sold furnished.



## 8129 STONEGATE

4 Bedrooms | 3 Baths  
2,000 Square Feet  
Offered at \$419,000

This condo boasts a spectacular view of the Laurel Highlands!

Ski home to your mountaintop condo and warm up by the beautiful stone fireplace in the living room or relax and unwind in the jet tub. You and your family can begin enjoying this fully-furnished home right away!



## 8135 STONEGATE

3 Bedrooms | 2 Baths  
1,751 Square Feet  
Offered at \$399,999

This is a gorgeous ski in/ski out condo!

Beautifully remodeled with "TOP OF THE LINE" appliances, granite countertops, ceramic bathrooms and new furniture. Stain grade new six panel doors and trim throughout. All the work has been done, so you are ready to move in and enjoy the Mountain.



## 8140 STONEGATE

2 Bedrooms | 2 Baths  
1,498 Square Feet  
Offered at \$359,000

Beautiful condo in Seven Springs is being sold furnished!

This open floor plan offers high ceilings and wrap around windows. The living room boasts a custom stone, gas fireplace, and the large deck off the living room is great for outdoor entertaining. A private deck is off the master bedroom. Plenty of storage space in the garage for your skis and other equipment, and it's just a short walk to the slopes.



"WE MUST BE FREE NOT BECAUSE WE CLAIM  
FREEDOM, BUT BECAUSE WE PRACTICE IT."

-- William Faulkner











# SUNRIDGE

Beautiful ski-in/ski-out condos and townhomes at the top of the mountain!

The 132 condominiums and 60 townhomes of SunRidge offer ski-in/ski-out access with many of the homes located directly on the trail. The SunRidge community is a popular location with fabulous views and a beautiful pool and recreation area!

SunRidge is part of The Villages at Seven Springs, a collection of mountaintop communities featuring incredible vistas of the mountains, two swimming pools and hot tubs, a volleyball and basketball court, tennis courts and hiking trails. For the outdoor-loving homeowner, The Villages are the perfect place to enjoy the comforts of home while adventuring in the Laurel Highlands.

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## D1 SUNRIDGE

3 Bedrooms | 3.5 Baths  
1,625 Square Feet  
Offered at \$447,500

Classic décor meets ski lodge in the NorthStar#2 floor plan with desirable bump out dining room.

Enjoy the clean gas fireplace with stone-faced chimney. Dining room and living room have natural cedar walls. The completely remodeled kitchen has stainless appliances and granite. Interior doors are six panel pine. Furnace and AC were replaced in the last 3 years.



## D4 SUNRIDGE

3 Bedrooms | 3.5 Baths  
1,625 Square Feet  
Offered at \$445,500

Nicely updated and immaculately maintained, this townhome has many extra finishes.

The kitchen has been updated and includes stainless steel, Whirlpool appliances. The living room boasts a wood-burning, stone fireplace and surround sound. Newer lighting with antler chandeliers, lamps, and all light plate covers have been replaced to match. All doors have been replaced with wood cross doors. Plenty of storage space throughout the townhome.



## A2 SUNRIDGE

3 Bedrooms | 3.5 Baths  
1,625 Square Feet  
Offered at \$435,000

Great location! Perfect four season getaway!

This townhome features a beautiful stone fireplace in the living room to warm those winter days, while a large outdoor patio allows you to enjoy the Mountain air. There are two master suites, one on the main floor, and the other upstairs, and a large loft area provides you with extra sleeping room.

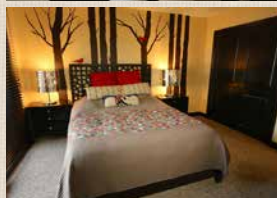


## Y11 SUNRIDGE

3 Bedrooms | 3 Baths  
1,605 Square Feet  
Offered at \$419,000

Nothing compares! Completely renovated condo with amazing views of the Laurel Highlands.

Bamboo floors throughout the lower level and stained pine wood doors and molding have been added. The living room boasts a custom, stone gas fireplace with hearth. The kitchen features new stainless steel Frigidaire appliances, granite countertops, new cabinets with under-counter lighting and ceramic tile backsplash.



## M4 SUNRIDGE

3 Bedrooms | 3.5 Baths  
1,450 Square Feet  
Offered at \$375,000

Extremely well maintained and updated townhome located in desirable ski in/out community!

Lots of natural sunlight through recently replaced skylights and roof. Owner has updated the kitchen, installed luxury vinyl tile and has updated the bath and powder room on the main level. Beautiful stone fireplace with the cleanliness and convenience of gas helps chase the chill from a frosty winter evening.



## C1 SUNRIDGE

3 Bedrooms | 3.5 Baths  
1,450 Square Feet  
Offered at \$359,000

This home is in the perfect location to hit the slopes!

This townhome has been meticulously maintained. Newer roof, outside has been repainted and repaired during the summer of 2016. Make this home your own!







## Y10 SUNRIDGE

2 Bedrooms | 2 Baths  
1,161 Square Feet  
Offered at \$289,000

Awesome views of the surrounding area and great ski-in/ski-out location, this condo has been updated within the past few years.

The kitchen is the newest of the updates, just being months old. It features distressed cabinets with lighting, granite counter tops and Kitchenaid appliances. The living room boasts a stone, wood-burning fireplace, for those cooler days, while the wood-grain, Trex decking off of the living room allows you to enjoy the fresh mountain air.



## Y4 SUNRIDGE

2 Bedrooms | 2 Baths  
1,161 Square Feet  
Offered at \$269,000

Nicely appointed two bedroom ski-in/ski-out condo with awesome views and great slope access.

Kitchen has been remodeled with maple cabinetry, new appliances and counter tops. A gas-burning fireplace and skylights are featured in the living room to add warmth and plenty of natural light.



## X9 SUNRIDGE

2 Bedrooms | 2 Baths  
1,161 Square Feet  
Offered at \$254,900

Great location for this ski-in/ski-out condo directly on the trail!

Very desirable floor plan with natural stone fireplace that accents the living room. Open floor plan great for entertainment. Updated kitchen, nicely furnished with skylights that bring in the natural light. The property comes with most of the furnishings.



## I10 SUNRIDGE

2 Bedrooms | 2 Baths  
1,161 Square Feet  
Offered at \$236,550

This condo features easy access to the slopes and is conveniently located near the swimming pool!

Well-maintained and in excellent condition, this home features a large and beautiful stone fireplace in the living room and a garage. You'll never run out of adventures in this year-round getaway home!



## P7 SUNRIDGE

2 Bedrooms | 2 Baths  
910 Square Feet  
Offered at \$227,000

This condo is perfect for a family and has nice views!

This beautiful home has low maintenance wood flooring in the great room and carpeted stairs and upstairs bedroom. This Aries w/loft floor plan has a main floor bedroom and a loft bedroom but this unit has a bonus room off the loft with two twin beds for extra sleeping.



## G7 SUNRIDGE

2 Bedrooms | 2 Baths  
910 Square Feet  
Offered at \$189,000

Charming ski-in/ski-out condo with wood-burning fireplace!

Great access to the slopes and close to the pool. Owners have access to two summer recreation areas with pools, tennis courts, basketball and volleyball courts and playground. A four season get away.







## O12 SUNRIDGE

1 Bedroom | 1 Bath  
697 Square Feet  
Offered at \$179,900

No expense was spared in making this condominium an unforgettable getaway destination!

This lovely, professionally-decorated home features new furnishings and stainless steel appliances, excellent ski-in/ski-out access and is located close to the SunRidge summer recreation area and pool.



## X1 SUNRIDGE

1 Bedroom | 1 Bath  
697 Square Feet  
Offered at \$174,500

Great location with spectacular views. Ski-in/ski-out!

Warm and inviting, this unit features a wood-burning fireplace in the livingroom. This condo is being sold furnished with accessories, so you are ready to come and play on the Mountain.



## W1 SUNRIDGE

1 Bedroom | 1 Bath  
697 Square Feet  
Offered at \$162,500

All the comforts of home!

This condo features a wood-burning fireplace to warm those cold winter nights, and a deck off of the living room to enjoy the spectacular view of the Laurel Highlands. A four-season get-away.



## P12 SUNRIDGE

1 Bedroom | 1 Bath  
697 Square Feet  
Offered at \$152,000

Conveniently located this Aries floor plan has plenty of comfortable living space that can be used for a small family!

Ski in/out from this updated home that will accommodate a couple or small family. Close to community swimming pool with hot tub, tennis courts and clubhouse.



“IDEAS PULL THE TRIGGER,  
BUT INSTINCT LOADS THE GUN.”

-- Don Marquis











# SWISS MOUNTAIN

A peaceful and private mountain setting with mature landscaping located across from the Seven Springs Golf Course.

The 305 condominiums and townhomes of Swiss Mountain offer homeowners a gorgeous atmosphere with a summer recreation area including a swimming pool and two tennis courts!

Homeowners in Swiss Mountain also enjoy complimentary shuttle access to the resort for hassle-free transportation while enjoying the mountains.







## 61 SWISS MOUNTAIN

3 Bedrooms | 3.5 Baths  
2,000 Square Feet  
Offered at \$349,000

This townhouse is a very large end unit with a stone exterior on the side!

The inside has been totally redone. New kitchen cabinets, farm sink, beautiful custom counters, all new appliances, bathrooms have been completely updated with high end features, hardwood floors, stone fireplace and great finish items.



## 100 SWISS MOUNTAIN

3 Bedrooms | 3.5 Baths  
2,136 Square Feet  
Offered at \$345,000

Extremely well maintained large Saltzburg floor plan with nice views of the ski slopes in winter.!

Entry level has living, dining, kitchen, powder room and Master bedroom with full bath. The lower level is currently being used as a tv viewing room with an indoor hot tub, spacious sauna and full bath. The owners have added a split system for air-conditioned comfort. There is a large deck off the living room for outdoor entertaining.



## 95 SWISS MOUNTAIN

3 Bedrooms | 3.5 Baths  
2,000 Square Feet  
Offered at \$299,000

Spacious townhouse!

It is an end unit that the developer used for a model so its got lots of extra wood trim a custom kitchen and a spacious hot tub room. Call today to preview this mountain gem.



### 3704 SWISS MOUNTAIN

3 Bedrooms | 3 Baths  
1,237 Square Feet  
Offered at \$275,000

This immaculately maintained condo is ready for you to move in and play!

The two story living room boasts a wood-burning fireplace, which warms you after a fun day on the slopes. The large loft area provides for extra sleeping space.



### 4 ZURICH WAY

5 Bedrooms | 2.5 Baths  
1,540 Square Feet  
Offered at \$240,000

Beautifully updated townhome nestled among the trees!

Kitchen features new cabinets, countertops, flooring and lighting. Bathrooms have also been updated throughout. Large deck overlooks ski slopes. Owners have access to a summer recreation area which includes a pool and tennis courts. Great for two families!



### 4403 SWISS MOUNTAIN

2 Bedrooms | 1 Bath  
823 Square Feet  
Offered at \$209,900

A custom made ski locker that is designed to hold six sets of skis, poles and jackets, with a custom bench!

Custom cabinetry and hand made concrete, antimicrobial countertops, built-in bar with temperature controlled wine cooler in kitchen. Living room features a hemlock mantle and ceiling beam. Hickory and copper vanity in bathroom. Hand-scraped, engineered hickory floors are heated. New furnishings and air conditioning. Extended deck with three-person hot tub.





## 4107 SWISS MOUNTAIN

2 Bedrooms | 1 Bath  
757 Square Feet  
Offered at \$199,900

This condo has been immaculately maintained and has finishes like no other!

The wrap-around custom kitchen, designed with a punched copper accent panel in the corner wall cabinet, also boasts Corian countertops and an island. The bathroom has been completely updated, including a custom double shower and heated floors. The sunken livingroom features a beautiful floor-to-ceiling stone fireplace, and whitewashed cedar accent walls.



## 2805 SWISS MOUNTAIN

2 Bedrooms | 2 Baths  
885 Square Feet  
Offered at \$179,900

Beautifully updated condo!

The kitchen boasts stainless steel appliances and custom cabinets. The bathrooms have custom cabinets and new toilets. The living room is warmed by a wood-burning, stone fireplace. Laminate flooring in living room and dining room, with new rustic furnishings throughout.



## 2404 SWISS MOUNTAIN

3 Bedrooms | 2 Baths  
1135 Square Feet  
Offered at \$174,900

Nestled among the trees, this condo is ready for you to move in and call home.

The open flow of the floor plan is a great area for hosting family and friends, while the upstairs loft, which is used for extra sleeping, allows for those guests to stay the night. A four-season get-away. Enjoy the sun and tranquility from the deck during the warm months, or relax and unwind in front of the fireplace after playing on the Mountain during the winter.



## 2502 SWISS MOUNTAIN

2 Bedrooms | 2 Baths  
978 Square Feet  
Offered at \$159,900

Bright, airy Geneva floor plan provides ample room for your family to enjoy the mountain lifestyle.

Recent updates include a new hot water heater and storm door in 2015 and a brand new electric range and a new tv in the living room. Send the kids across the parking lot to the community pool complex with tennis courts. Put your finishing touches on this move-in ready home and share resort living with your friends.



## 3801 SWISS MOUNTAIN

2 Bedrooms | 2 Baths  
757 Square Feet  
Offered at \$159,900

Enjoy the mountain life in this lodge furnished, remodeled Schreckhorn floor plan!

There is room for the whole family. Gather in the living room around the stone faced wood burning fireplace. Very secluded location offers privacy. There is a large deck to enjoy wooded views in summer. See the lighted slopes in winter.



## 3705 SWISS MOUNTAIN

1 Bedroom | 1 Bath  
823 Square Feet  
Offered at \$139,500

Large deck off the living room with beautiful night views of the lights on the ski slope!

This condo has been consistently maintained with the most recent being new stainless steel appliances and freshly painted with contemporary colors. A wood-burning fireplace warms the living room after a fun day on the slopes! Large owners closets with shelving, ski closet at the entry.





## 4603 SWISS MOUNTAIN

1 Bedroom | 1 Bath  
823 Square Feet  
Offered at \$139,000

The condo comes furnished so move right in and enjoy the Mountain!

The kitchen has been completely updated with new cabinets, countertops, appliances and hardwood floors, while the bathroom has been redone with hardwood floors, new vanity and lighting. The stone fireplace is the focal point of the living room, and the large deck off the living room was just redone, which is great for enjoying the outdoors.



## 2101 SWISS MOUNTAIN

1 Bedroom | 1 Bath  
584 Square Feet  
Offered at \$135,000

Come see this cozy one condo!

Close to shuttle stop, this condo is perfect for a small family or couple. There are no stairs to access this condo and being on ground level allows you to have a patio off the kitchen. Enjoy alfresco dining on warm summer days. Enjoy the wood burning fireplace on cold winter days.



## 2401 SWISS MOUNTAIN

1 Bedroom | 1 Bath  
584 Square Feet  
Offered at \$125,000

Beautifully updated!

One floor living from parking lot to inside the condo. This condo features a recently updated kitchen with stainless steel appliances, new cabinets, lighting, flooring and furniture. Large green space next to patio.





## 2507 SWISS MOUNTAIN

1 Bedroom | 1 Bath

584 Square Feet

Offered at \$123,500

Charming condo with many updates.!

A wood-burning fireplace that warms the cold winter nights after a long day of skiing. Close to the pool and tennis courts, and just a short shuttle to the slopes. Great mountain get-away!



## 2901 SWISS MOUNTAIN

1 Bedroom | 1 Bath

584 Square Feet

Offered at \$119,000

Welcome to your warm and inviting mountain home!

This condo boasts a stone, wood-burning fireplace in the living room to warm those cold winter nights. Relax on the patio on warm summer evenings. New carpeting throughout. This condo comes furnished, so you can immediately start to play on the Mountain. A four-season get-a-way.





We didn't realize we  
were **MAKING**  
**MEMORIES.** We  
just knew we were  
**HAVING FUN.**







# MOUNTAIN VILLAS

Secluded mountain condominiums with fabulous views of the slopes, situated just steps away from Seven Springs' top-rated golf course.

Every golfer's dream, the 116 condominiums of Mountain Villas offer homeowners a private community swimming pool and the best golf course access of all resort properties!

Homeowners in Swiss Mountain also enjoy complimentary shuttle access to the resort for hassle-free transportation while enjoying the mountains.







### 3B4 MOUNTAIN VILLAS

3 Bedrooms | 3 Baths  
1,685 Square Feet  
Offered at \$295,000

Move in ready, this well maintained home will delight your family!

The kitchen has Corian countertops, the dishwasher installed in 2014, stack washer & dryer in pantry, new Pella sliding door in dining room, new bathroom on main level (except bathtub), new master bathroom vanity top. The upper level has 2 true bedrooms, an efficiency apartment and two additional rooms with beds. In addition to the storage in the stairwell, there is an inside storage area on the upper level.



### 6-2 MOUNTAIN VILLAS

3 Bedrooms  
2 Full, 2 Partial Baths  
1,560 Square Feet  
Offered at \$289,000

This large townhouse is a true pleasure to come home to after a long day of outside activities!

Relax in the newly updated grand living space from the upgraded kitchen and appliances with heated floors to the open and airy 2 story great room, which leads out to the large four season deck with hot tub. Plenty of sleeping space for family and friends or just a place to get away for some quiet time is always an option in this townhouse.



### 6-1 MOUNTAIN VILLAS

3 Bedrooms  
2 Full, 2 Partial Baths  
1,695 Square Feet  
Offered at \$259,000

This multi-level condominium gives your friends and family all the space they need to enjoy a mountain retreat!

Upgraded with new kitchen, stainless appliances and living room furnishings. The deck off the living room features a gorgeous view of the mountain at Seven Springs!



## 5-3 MOUNTAIN VILLAS

4 Bedrooms  
2 Full, 2 Partial Baths  
1,755 Square Feet  
Offered at \$225,000

Boasts spectacular views of the Resort!

This three-level townhome has room for entertaining family and friends. The living room features a Heatilator fireplace to warm you after a fun-filled day on the slopes. The large deck off the living room lets you enjoy the outdoors. The loft area is equipped for extra sleeping.



## 3D4 MOUNTAIN VILLAS

4 Bedrooms | 3 Baths  
1,685 Square Feet  
Offered at \$225,000

Solidly built, brick construction in this spacious multi level condo!

It is perfect for a large family. The main floor has kitchen, dining, living, master bedroom & bath. Features a large deck and overlooks the golf course along with views to the resort.



## 8C2 MOUNTAIN VILLAS

2 Bedrooms | 2 Baths  
1,085 Square Feet  
Offered at \$207,500

This completely remodeled condo is located next to the 8th tee box of the Seven Springs Resort golf course!

It boasts a gourmet kitchen with ceramic tile and wall to wall carpet throughout. It has easy access from the parking lot to the front door and is being sold turn key with all furnishings included.





### 3C3 MOUNTAIN VILLAS

2 Bedrooms | 2 Baths  
1,085 Square Feet  
Offered at \$174,900

Immaculately maintained, nicely decorated condo!

The kitchen and baths have been updated, and a wood-burning fireplace warms the living room. Plenty of windows gives you a bright, open feel. Spectacular views of the slopes on winter nights. Just a short shuttle to slopes, and conveniently located near the golf course. Truly a year-round get-away!



### 9B2 MOUNTAIN VILLAS

2 Bedrooms | 2 Baths  
1,085 Square Feet  
Offered at \$170,000

Great rental potential with this beautiful condo!

This home has a recently updated master bathroom, along with new paint and carpet within the past year. The kitchen boasts plenty of space with new appliances. The living room features a gas fireplace and views of the Mountain.



### 2D5 MOUNTAIN VILLAS

2 Bedrooms | 1.5 Baths  
900 Square Feet  
Offered at \$159,000

This charming condo is perfect for year-round fun.

The living room boasts a gas fireplace and offers scenic views of the slopes. The loft area is used for extra sleeping, and a half bath has been added. This condo can comfortably sleep eight people. HOA fees cover cable, gas, water/sewage, wood for fireplaces, maintenance of common areas, and other items.







183 ROCKY RIDGE ROAD  
CHAMPION PA

# SURROUNDING AREAS

From quiet seclusion to exciting outdoor adventure, explore the variety of homes found throughout the Laurel Highlands.

In addition to the Seven Springs and Hidden Valley communities, the resorts' neighboring areas offer many diverse properties.

Our dedicated agents can help you find the home of your dreams, whether you're looking for a cabin in the woods, a mountain chalet, or a rustic lodge for a second home or a full-time residence.





Cover Feature!



## 2120 COUNTY LINE ROAD

4 Bedrooms | 3 Baths  
Offered at \$1,249,000

This unique and majestic cedar log home is tucked away in a pristine mountain wilderness!

The home features a private gated driveway, a gourmet kitchen with a granite island, stainless steel appliances with dual ovens and custom solid wood cabinets. This home has hand-laid natural stone foundation, two car garage and fireplace. Relax and converse with friends and family in a gorgeous outdoor setting with a full wraparound deck featuring an outdoor fireplace.



## 183 ROCKY RIDGE ROAD

3 Bedrooms | 2.5 Baths  
Offered at \$499,000

Incredible mountain home minutes from the Resort!

Experience the outdoors on your covered and wrap-around deck or from the comfort of the four-season room. Enjoy a game of pool in the Great Room. Red oak beams and cathedral ceiling windows give the living room a warm and open feeling. The kitchen has cherry cabinets and GE Profile appliances. Master bedroom and bathroom are located on the first floor right next to the sauna and hot tub.



## 301 MIDDLE FORK ROAD

3 Bedrooms | 2 Baths  
Offered at \$220,000

Enjoy the Laurel Highlands in the beautifully custom built log home.

Just 8 miles from Seven Springs and 15 miles from Ohiopyle allows for endless activities. Truly one of a kind private property that borders one of PA's cleanest streams. There is a spacious detached 2 car garage which gives you extra storage for your toys and a partially completed guest house. This is an absolutely one of a kind remote location for any wilderness lover.



## 120 HUNGARIA DRIVE

3 Bedrooms | 3 Baths  
Offered at \$145,000

Great vacation cottage or can be a primary residence in desirable Rockwood school district, this home is close to the resorts!

Partially furnished to make move in easier. Large deck off kitchen wraps around to front deck. This community has a lake and community building for use by homeowners. The full basement offers plenty of storage and fruit trees and raspberry bushes will provide an abundance of fruit. Come see this one today.



## 322 FERNCREEK ROAD

3 Bedrooms | 2 Baths  
Offered at \$64,900

Nestled in Fern Creek, Seven Springs' best kept secret, this three bedroom mobile home is move-in ready!

All the comforts of home. Large screened-in porch. Shed included to store all your toys. Great location within the community.



## LOT 2, NEALS RUN ROAD

1.92 Acres  
Offered at \$229,500

Incredible opportunity to own a piece of North Face bordering the ski slopes of 7 Springs. This once in a life time opportunity will allow you to build your single family mountain getaway directly next to Lost Girl trail! There currently is only one single family home on the trail. This home site is build ready with underground utilities already present and a DEP approved on site septic location. Ground is gently sloped and perfect for walk out lower level.







## LOT 5, BLUFFS TRAIL

5.8 Acres  
Offered at \$178,000

NEW approved subdivision. Two lots have already sold. Located near Hidden Valley, next to Forbes State Forest off township road. Flat area for homesite with incredible western long distance views, on lot septic, recorded covenants, underground utilities, private road. The lot borders state forest and minutes to both resorts of 7 Springs and Hidden Valley.



## LOT 16, CAMP RUN ROAD

3.25 Acres  
Offered at \$139,000

Gorgeous building lot with stunning panoramic views. Located near Hidden Valley next to Forbes State Forest off township road.



## LOT 7, FIRETOWER/ SHEETZ

6 Acres  
Offered at \$135,000

This lot has long distance views and sits of a township maintained road. The lot is part of a 8 home development which all sit on 4 acres plus. It is located between both resorts and is 5 minutes form the main lodge at 7Springs The lot has an approved septic site and underground utilities. The property line has been recently surveyed to give a better understanding of lot size. There are views across the valley to the other ridge line.



## LOT 1, CAMP RUN ROAD

6.8 Acres

Offered at \$109,000

New approved subdivision. First lot in the Bluffs, located near Hidden Valley next to Forbes State Forest off township road. Flat area for homesite with view of adjoining ridge. On lot septic, recorded covenants.

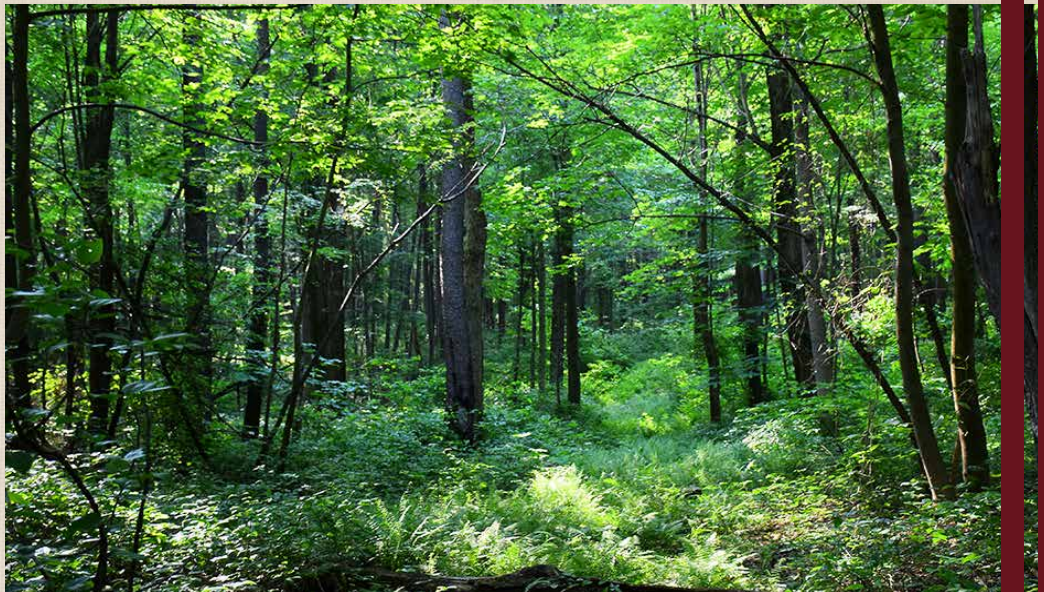


## LOT 11, MCGYVER WAY

6.3 Acres

Offered at \$97,500

This is the last lot owned by the developer in Skyview Farms. It sits on a cul-du-sac with a peek a boo view of the next mountain range, underground utilities to lot, perced and approved by county for on site septic. Survey available. The lot has new homes with some ranging up to a million dollars, which will protect any future new home in the development. Still close to resorts and turnpike for easy access, but very private.



## LOT 7 SKYVIEW

4.1 Acres

Offered at \$79,000

This corner lot is nestled in the development of Skyview Farms. There are a number of lovely rustic estate style homes already in the 14 homesite development with all the lots have a minimum of 4 acres of privacy. This lot also borders Forbes State Forest. The lot borders a township road and has an approved septic site.







## LOT 26/27 HORSESHOE ROAD

1.1 Acres  
Offered at \$75,000

This is actually two lots for the price of one. Build on one lot and sell the other one or combine the two lots and build on them as one. Conveniently located off of County Line road minutes to the 7 Springs resort.





# OUR TEAM

Our team of agents are dedicated to helping you discover the Laurel Highlands home of your dreams. Not only do we have the expertise to provide you with top-notch real estate services, we love the mountains and we work and play here every day with our families.



## SCOTT SWANK BROKER OF RECORD

Scott leads the Highlands Resort Realty Team; dedicated to welcoming clients and homeowners to the resort family and providing the highest standards of service.

Scott's professional career spans 28 years with experience in resort real estate sales including listing, selling and property management. From single family homes to duplexes, townhomes, vacant land to condos, Scott represents a well-rounded portfolio of properties in and around the resorts.

Scott is an alumnus of Saint Francis University, where he obtained his bachelor's degree in Business Management. He is a member of the National Association of Realtors and the Pennsylvania Association of Realtors and The Realtors Association of Metro Pittsburgh.

**"OWNING A HOME AT THE RESORTS IS LIKE JOINING A FAMILY. THE LEVEL OF SERVICE AND AMENITIES AVAILABLE AT THIS RESORT AND THROUGH OUR RESORT REALTY OFFICE IS UNMATCHED."**

Prior to working for Highlands Resort Realty, Scott was the broker and owner of nearby Indian Lake Realty. Scott has two children: Cullen and Lydia. In his spare time, he enjoys fishing, boating and golfing.



## MICHELLE BUCCILLI

Michelle has been with the Highlands Resort Realty team since 2010 and has thrived working in the resort environment. Her high energy and commitment to each individual transaction brings so much to not only Highlands Resort Realty, but the resorts as a whole. Add to that her attention to detail, her gift for customer service and her ability to creatively arrive at solutions to problems makes Michelle your ideal choice for an agent.

**"BEING AN AGENT FOR A COMPANY THAT IS PART OF THE RESORT IS AN INCREDIBLE OPPORTUNITY; WE KNOW THE DIRECTION AT ALL TIMES AND IT GIVES MY CLIENTS A BETTER UNDERSTANDING OF WHAT THEY ARE BECOMING A PART OF."**

Prior to working for the Highlands Resort Realty team, Michelle worked as a realtor in Miami, focusing primarily on luxury and resort residences.





## BEVERLY SPURLING

Bev first came to the Laurel Highlands in 1964 to learn to ski and eventually moved here with her family when she was a senior in high school and is the source for resort news. In 2010 she obtained her real estate license to add to her duties as Vacation Rentals manager.

Think of Bev as your resort concierge as she will guide you through every facet of resort lifestyle from skiing to golf to her favorite, dining!

**"THIS MOUNTAIN IS VERY SPECIAL TO ME. LET ME HELP YOU FIND A HOME AT ONE OF THE RESORT COMMUNITIES OR NEARBY ON THE MOUNTAIN. YOU, TOO, WILL DISCOVER THE JOY OF BEING PART OF OUR RESORT FAMILY."**



## JOHN TIERNEY

John spent 15 years working in commercial construction with experience ranging from direct sales to the management of a \$40 million sales region. He also has 10 years experience working with land development and residential construction. John will always find unique ways for his customers to become part of the resorts.

**"I'M YOUR LOT SPECIALIST, IN ADDITION TO YOUR RESORT NEEDS."**

John is an alumnus of University of Pittsburgh where he obtained a bachelor's degree in Industrial Engineering with a minor in Business. He is also a member of the National Association of Realtors.



## JENNY ENGLISH HARANCHER

Jenny's family has lived in the Laurel Highlands since 1960. Jenny is very well-versed in both the Seven Springs and Hidden Valley communities. In her younger years, Jenny worked as a ski instructor at Hidden Valley Resort and with the wait staff at Seven Springs Mountain Resort.

Jenny received her B.S. in Management from Penn State. She worked in sales in Pittsburgh before returning to join our team.

**"I'm very excited to be back in the mountains, helping others fall in love with the Laurel Highlands just as I did so many years ago. I am friendly, easy going and helpful. My goal is to assist you in every step of buying your new mountain home and getting you started on making new memories with your family."**

In her free time, Jenny can be found enjoying the mountains, whether she is skiing, hiking, rafting or just spending time with friends and family.





HIGHLANDS  
RESORT REALTY LLC

THE ULTIMATE  
BACKYARD