

## On The Waterfront: Prized Properties With Breathtaking Vistas

Have you ever walked into a home where the views out every window immediately steal your attention from the interior? Such is the case with many waterfront properties: while many of these homes are five-star structures in their own right, they are built and positioned in such a way that the nearby water becomes their true focal point and greatest glory.

An up-close-and-personal view of the water is an unusual luxury that many look for in their elegant homes, says Colette Battaglia, Sales Associate with Pacific Union/GMAC Real Estate in Mill Valley, California. "Being on the water gives you a sense of serenity and tranquility," she says. "That's what people are drawn toward." And although the views will often stop you in your tracks, Battaglia says buyers who are scanning this property segment should make sure to ask a lot of questions about construction. "You'll want to ask how the foundation was engineered – proximity to water makes this extremely important." The rarity of waterfront property, she adds, makes the homes that much more valuable.

Residences that are as memorable for their water views as they are for their creature comforts can create a wonderful refuge for the discriminating buyer. In this issue we highlight three such stand-out properties. On page 4, a stunning Florida estate sits comfortably by the water; a Chicago apartment sits in full view, through floor-to-ceiling windows, of Lake Michigan, page 19; and on page 28, we profile a Bay Area, California, property with stunning water views and a nearby marina.