

Architecture Review

Total Homes: 73

In Review: 31 | Under Construction: 34 | Completed: 8



Featured Home: Zipfel Residence, Homesite 186

Phase: Under Construction

Designer: Scott Gillespie, Sandbox Studio

Builder: NSM Construction, Truckee

Square Feet: 7,087 plus a three-car garage with cart parking

Features: Three master suites, teen suite, bunk room, 6.5 bathrooms, office, rec room with golf simulator, theater, massage room, spa, golf course setting

The modest yet chic arched entry of the Zipfel residence welcomes guests through the entry bridge to the "overlook" which provides a view of the streamscape flowing underneath the bridge through a central courtyard. To the east, the floor plan meanders to a generous open plan kitchen, dining and great room fit for large family gatherings. A fireside terrace, sun terrace and covered dining terrace elegantly extend this central living area well into the outdoors. Upstairs, a theater provides the main attraction for guests of the adjacent teen suite and kids' bunk room.

West of the home's main entry, a spacious and fun rec room holds a bar, entertainment/gaming center, pool table and golf simulator. After a virtual round of 18, a massage room, sauna/steam room and spa terrace await. Surrounding these amenities, two main level master suites and an upstairs master suite and office complete the home's accommodations. Tiered shed roofs with exposed beams articulate the home's profile, and provide tall apertures toward select mountain and golf course vistas. Around the exterior, a unique blend of new and reclaimed mountain materials merge with modernist design for a one-of-a-kind Martis Camp family compound.



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