

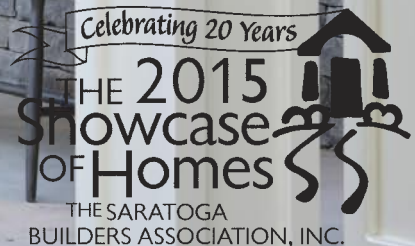
AUTUMN 2015

BUILDING & DESIGN

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2015 SARATOGA SHOWCASE OF HOMES



September 19-20, 26-27 & October 3-4
saratogashowcaseofhomes.com

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SHOWCASE PROCEEDS BENEFIT:



photo by
 Randall Perry Photography





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On the Cover

Bella Home Builders' 2014 Showcasr Home.
Photos © Randall Perry Photography

To Benefit



PUBLISHERS' NOTES

We welcome you to our 15th dedicated special edition for the Saratoga Showcase of Homes. You will find all the information you need in this official guide to tour the 12 beautiful homes featured in this 20th anniversary year.

The event supports two great local charities: Rebuilding Together Saratoga County and Habitat of Humanity of Northern Saratoga, Warren and Washington Counties. Be sure to read the article by RTSC's Executive Director, Michelle Larkin, on one great project they completed this year.

And if you are looking for a builder, subcontractor or supplier you can refer to the list on pages 37 and 38 of great companies, members of the Saratoga Builders Association.

We hope you enjoy the tour!

Rita & Craig Stevens
Publishers

BUILDING & DESIGN

CAPITAL REGION
AN RCS PUBLICATION

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IN FOCUS

Twenty years ago when builder John Witt was president of the Saratoga Builders association, he mentioned an idea to the board. The idea was to showcase the talents of the member builders in a showcase of homes event. Participants would purchase a ticket and have the opportunity to tour a number of homes throughout Saratoga County. The proceeds would benefit a local charity. That idea has flourished as enormously popular Saratoga Showcase of Homes each autumn. To date this annual community fundraiser has contributed nearly \$900,000 to local charities. Proceeds this year again will benefit Rebuilding Together Saratoga County and Habitat for Humanity of Northern Saratoga, Warren and Washington Counties. Involved since its inception, I'm proud to have been part of this annual Fall tradition. What a great way to see the talents of the member builders, interior designers, landscapers and all the specialized trades it takes to pull off such an event.

While we have the great advantage of seeing many of the homes during the construction period, we also have the opportunity to photograph each and every home for the awards ceremony, where homes are judged for best overall design, landscaping, interior design, workmanship and so on. Just to show how things have changed in twenty years, I came across an article about the first Showcase of Homes. Witt Constuction received the Best Exterior award in a home over \$150,000 and Belmonte Builders garnered for Best Interior for houses over \$150,000. Hard to believe that was the pricing category back then. The real treat, however, is when we are able to spend a full day in each home to best represent what the builder and designer have worked so long and hard to achieve. It gives me great satisfaction to have them put their faith in us to accurately and professionally photograph their work. The images will be for a variety of uses — from publications to advertising and press releases, web sites, bill boards, truck and trailer graphics, and social media uses. The list goes on and on. The savvy builder takes full advantage of this opportunity to market their home when everything is at its picture perfect best.

For builders who may not be involved in the Showcase, now IS the time to get those beautiful fall images of your homes or projects that you may have just finished up. When October ends, the landscape won't look this good until Mid May, at least for professionally photographing your work. Enjoy the tour of the 20th anniversary of the Saratoga Showcase of Homes.

Randall Perry



For thirty years Randall Perry Photography has provided award-winning architectural photography services to the area's top builders, designers, architects, construction firms and hospitality properties. Working through offices in Saratoga Springs NY, Bonita Springs FL and Cape Cod MA, his work has been featured in numerous trade and consumer publications as well as books on design and architecture, including his latest book, "Naples Florida, A photographic portrait." To learn more about his work and view a portfolio of online images visit his website at www.randallperry.com or his office at 38 High Rock in downtown Saratoga Springs. Or call 518.421.6834.



2014 Saratoga Showcase of Homes
Classic Homes by Brian K. Smith



2003 Saratoga Showcase of Homes
Amedore Homes, Inc.



1999 Saratoga Showcase of Homes
Belmonte Builders

Welcome...

Welcome to the 2015 Saratoga Showcase of Homes as we celebrate our 20th anniversary. It's an event that is truly part of the regional fabric in our autumn season.

On behalf of the Saratoga Builders Association and the Showcase Committee, I'd like to thank all the generous sponsors and countless volunteers for their continued support. Special thanks to all our builders who are committed to this show and make this annual event a reality. Lastly, we are grateful for the tremendous public support through ticket sales each and every year.

We celebrate the 20th anniversary of our area's premiere home tour in spectacular style. We are proud to present 12 new homes in Saratoga County from 11 award-winning builders for your enjoyment beginning September 19 and running over three weekends. You'll see the most innovative products, beautiful decor, professional craftsmanship and impeccable construction grace each of these magnificent homes, inviting you through their doors.

New this year is **Showcase Snacks!** Food trucks will be at selected Showcase homes during the tour for you to purchase and enjoy a delicious lunch or snack on the go. This includes Grillin' & Chillin,' Airstream Catering, Mr. Ding-A-Ling and more! Please check the website for details and locations.

In addition, we are excited to announce that a special 30-minute Saratoga Showcase of Homes tv show will air on three networks (CBS 6, News10 ABC, WNYT) this month prior to the

event. This will include exclusive interviews with all the builders plus a sneak peek at their Showcase home. You can find the complete schedule on our website (www.saratogashowcaseofhomes.com).



The Saratoga Builders Association has contributed over \$900,000 to our local charities from this annual event, and this year will be no different. Proceeds from this year's Showcase of Homes will benefit two worthwhile organizations: **Rebuilding Together, Saratoga County** and **Habitat for Humanity of Northern Saratoga,**

Warren and Washington Counties. Both of these terrific groups help to give back to the community through improving the homes and lives of those in need. Many families in our area would never realize their dreams of home ownership or improvement of their living conditions without the efforts of these two extraordinary organizations.

Please take a moment to explore the pages of this official guide and see what's in store for the Showcase of Homes this year. Also visit our dedicated website.

Where else can you visit 12 incredible new homes over three beautiful fall weekends for just \$20? And get a FREE shoe/tote bag as well!

Enjoy the show ... it is a not to be missed event this year!

Barry Potoker
Executive Director, Saratoga Builders Association



September 19-20, 26-27 & October 3-4
saratogashowcaseofhomes.com

2015 Saratoga Showcase of Homes Committee

Tammy DiCara

Habitat for Humanity of Northern Saratoga,
Warren & Washington Counties

Doug Winters

Spa City Builders & President, SBA

Marci Fila

Realty USA

Mark Hogan

Saratoga National Bank & Trust

Michelle Larkin

Rebuilding Together Saratoga County

Lisa Licata

Co-Chair & Realty USA

Pam Stott

Curtis Lumber

Jim Furey

Realty USA

Fran Dingeman

Network Saratoga

Barry Potoker

Co-Chair & Executive Director, SBA

INSET PHOTO

Drew Aiello

Homestead Funding



Pictured left to right

Buy Tickets



2015 Saratoga Showcase of Homes tickets are still only \$20.00 each and are available at any Showcase home on the days of the tour between 11 am - 5 pm, online (www.saratogashowcaseofhomes.com) and at the locations listed below. Tickets are valid for all 6 days. Keep your ticket until you have seen all of the houses.

Children under 12 are admitted free. Every ticket purchased will be entitled to receive one FREE Showcase of Homes shoebag tote at the first home you visit.

Enjoy the show!



Adirondack Trust ticket sales locations:

Main Office: 473 Broadway,
Saratoga Springs

Church Street Office:

315 Church St, Saratoga Springs

Prestwick Chase Office: 100 Saratoga Blvd,
Saratoga Springs

South Broadway Office:

112 South Broadway, Saratoga Springs

Malta Office: 2510 Route 9

Ballston Spa Office: 224 Church Ave

Wilton (Exit 15) Office: 3017 Route 50

Exit 11 Office: 322 Ruhle Road,
Ballston Lake

Glens Falls Office: 24 Maple St,

Milton Office: 162 Northline Rd, Ballston Spa

Queensbury Office: 376 Bay Rd

Wilton Office: 650 Maple Ave

Trustco Bank ticket sales locations:

Clifton Country Road: 7 Clifton Country Road,
Clifton Park

Clifton Park: 1018 Rte. 146

Halfmoon: Country Dollar Plaza

Exit 8: 1532 Crescent Road,
Clifton Park

Malta Four Corners: 2471 Route 9

Mechanicville: 9 Price Chopper Plaza

Ballston Spa: 235 Church Ave

Mayfair: 286 Saratoga Road, Glenville

Milton: 2 Trieble Avenue, Ballston Spa

Wilton Mall: Route 50, Saratoga Springs

Northern Pines: Maple Avenue,
Saratoga Springs

South Glens Falls: Glengate

Shopping Plaza

Ushers Road: 308 Ushers Road,
Ballston Lake

Exit 11: 43 Round Lake Road,
Ballston Lake

Saratoga Springs: 34 Congress Street,

West Sand Lake: 3690 Route 43

Saratoga National Bank ticket sales locations:

Main Office: 171 South Broadway, Saratoga Springs

Route 9 Office: 3 Carpenter Lane, Saratoga Springs

Clifton Park Office: 386 Clifton Park Center Road

West Avenue Office: 91 West Avenue, Saratoga Springs

Other ticket sale locations:

Curtis Lumber: 885 State Route 67, Ballston Spa

Roohan Realty: 519 Broadway, Saratoga Springs



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2015 Showcase of Homes Directions

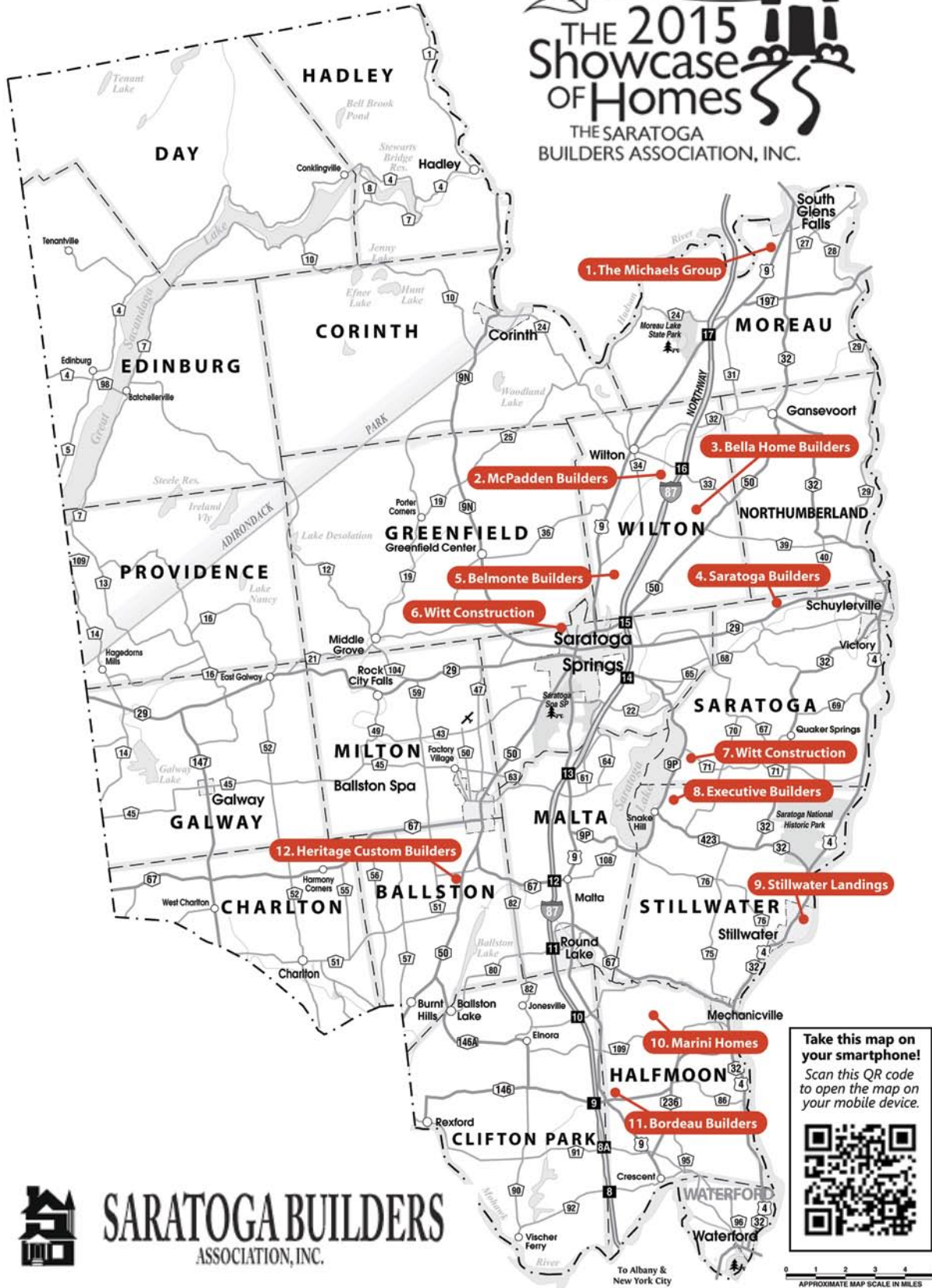
(Directions from The Northway I-87)

1. **The Michaels Group** *Pruyn Crest*, 46 Tamarac Drive, South Glens Falls, NY 12803
Take I-87 to Exit 17N, go north on Route 9, left on Feeder Dam Road, 1st right on Woodcrest Drive, right on Tamarac.
 2. **McPadden Builders** *Craw Farm*, 8 Craw Lane, Wilton, NY 12831
I-87 North to exit 16, left on Ballard Road, go 1/2 mile and turn left onto Traver Road, drive 1/2 mile and turn right onto Craw Lane.
 3. **Bella Home Builders** *Rolling Greens Estates*, 26 Rolling Green Drive, Wilton, NY 12831
Take I-87 Exit 15. Turn onto Route 50 going north. Drive approximate 2 miles and take a left onto Edie Road, drive approximate 1 mile and take a left onto Rolling Green Drive. Home is in cul-de-sac at the end.
 4. **Saratoga Builders** *Schuyler Pointe*, 2 Corinne Court, Saratoga Springs, NY 12866
Take I-87 to Exit 14, left onto Route 9P South, take 1st left onto Gilbert Drive to the end, turn right onto Route 29 East, drive 5 miles and turn left onto Louden Road, left onto Ashleigh Drive, left onto Corinne Court.
 5. **Belmonte Builders** *The Mill at Smith Bridge*, 17 Saw Mill Court, Saratoga Springs, NY 12866
From South; Take I-87 to Exit 15, left turn onto Route 50 heading south, right onto Gick Rd, left onto Smith Bridge Road, right onto Cider Mill Way, left onto Saw Mill Court.
 6. **Witt Construction** 29 Carriage House Lane, Saratoga Springs, NY 12866
Take I-87 to Exit 15, take Route 50 North towards Saratoga Springs, at light veer right on Van Dam Street (Route 9N), at 1st traffic light take a right on Clinton Street, at 2nd stop sign take a left onto Clements, take 1st right onto Carriage House Lane, 2nd house on the left.
 7. **Witt Construction** 5 Brown Road, Stillwater, NY 12170
Take I-87 to Exit 14, follow Route 9P south about 3 miles around the lake, left onto Brown Road, home is 1 1/2 miles down the road on the right.
 8. **Executive Builders** 4 Cedar Bluff Court, Stillwater, NY 12170
Take I-87 to Exit 14, head south onto Union Avenue (Route 9P) go 3.5 miles, after crossing bridge turn left onto Cedar Bluff Court.
 9. **James Doyle** *Stillwater Landings*, 7 Newland Road, Stillwater NY 12170
From I-87: Take exit 13S to Route 9P. Go 2.5 miles on Route 9P to County Route 76. Stay on County Route 76 for 6.5 miles to Route 4. Take a left (North) on to Route 4 for 1 mile to Stillwater Landings on right past Stillwater High School.
 10. **Marini Homes** *Howland Park*, 28 Howland Park Drive, Mechanicville, NY 12118
Take I-87 to Exit 9E, go East onto Route 146, at light turn left to continue onto Route 146, left onto Pruy Hill Road, left onto McBride Road, left onto Johnson Road, Howland Park will be on the left.
- OR -
87 North to exit 10, turn right onto Ushers Road, right onto Route 9, left onto Farm to Market Road, left onto Pruy Hill Road, left onto Johnson Road, Howland Park will be on left.
 11. **Bordeau Builders** *Inglewood*, 3C Inglewood Drive, Halfmoon, NY 12065
Take I-87 to Exit 9E bear right onto Route 146, left onto Route 9, first right onto Old Route 146, first left onto Cemetery Road, first right onto Inglewood, 3C is the 1st Building on the left.
 12. **Heritage Custom Builders** *Mourningkill Meadows*, 16 America Way, Ballston Spa, NY 12020
I-87 to Exit 12, go West on route 67 for 2.5 miles, left onto Brookline Road, at intersection of Brookline Road and Route 50 turn left onto route 50, turn right onto Mourningkill Road, left onto Independence Trail, right on America Way.
- Saratoga Builders Association, Inc. • P.O. Box 1063, Saratoga Springs, NY 12866
Tel. (518) 366-0946 • www.saratogabuilders.org**

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THE 2015 Showcase OF Homes

THE SARATOGA BUILDERS ASSOCIATION, INC.



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1

THE MICHAELS GROUP



"The Cooper"

PRUYN CREST

46 Tamarac Drive, South Glens Falls

4 Bedrooms, 3.5 Bathrooms, 2,561 Sq. Ft.

The Cooper is one of The Michaels Group's newest designs and already a favorite among new homebuyers. Located in the heart of South Glens Falls this conveniently located, yet private neighborhood boasts lushly wooded home sites and offers a maintenance-free living option if so desired. This model home has been expanded to 4 bedrooms, 3 full and one half bath. This open concept features casual living space with the flexibility for more formal spaces. The luxurious master suite is spacious and private with an incredible walk-in closet. The lower level has been finished and appeals to the growing family with a rec room, full bath and large bedroom.

Home Features:

- Finished basement
- Open concept with casual dining spaces
- Hand scraped hardwood flooring
- Custom built in

Energy Efficiencies:

Energy Star 3.0



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Luke Michaels & Eric Willson

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www.michaelsgroup.com
518-899-6311

Realtor:

Signature Homes Realty – Cynthia Quade

Interior Design:

LM Interiors – Laurie Michaels Cerrone

Kitchen Design:

Builders Kitchens, Inc – Nicole Childs

Landscaping:

Peak Environmental



Check out these Michaels Group suppliers' ads:
Builders Kitchens, Inc., p. 10
Crawford Door & Window Sales, p. 16
Precision Glass & Aluminum, p. 12



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2

McPADDEN BUILDERS



“Chestnut”

CRAW FARM

8 Craw Lane, Wilton

3 Bedrooms, 2.5 Bathrooms, 2,046 Sq. Ft.

The Chestnut blends craftsman styling and charm with current market trends. Features of this one level open floor plan include 2,046 square feet, three bedrooms, two-and-on-half tile baths, nine-foot ceilings, large master suite with walk-in tile shower, kitchen with Shaker-style cabinetry, center island, walk-in pantry, granite countertops, hardwood floors, gas fireplace, central air and a two-car side-load garage. Special attention has been given to the architectural details enhancing this home's curb appeal.

Home Features:

- Large master suite with full tile walk in shower
- Custom built-in cabinetry
- Nine foot ceilings
- Jack and Jill bath
- Large laundry room
- Side-load, two-car garage

Energy Efficiencies:

- Lennox 95% AFUE Furnace
- R-40 Beno-therm cellulose attic insulation system



© Randall Perry Photography



Matt McPadden

MCPADDEN BUILDERS, LLC is a residential construction company focused on delivering a high quality product, on time and with a personal touch. Matt McPadden and his company are currently building in three Saratoga County developments including Craw Farm, Huckleberry Finn Estates and The Elms at Saratoga, and will be opening a new site in Milton soon. Matt and his team also welcome the opportunity of custom builds on individual home sites as well as full scale renovations to existing homes.

www.mcpaddenbuilders.com
518-583-6097

Realtor:

Roohan Realty – Valerie Thompson

Interior Design:

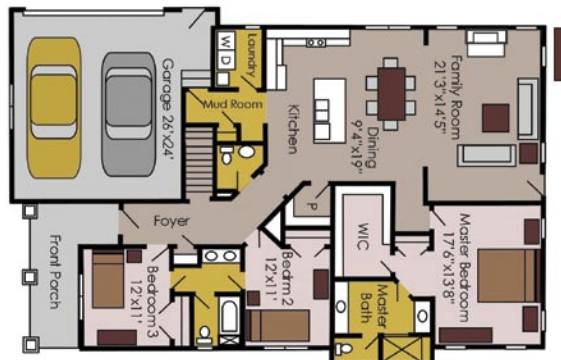
Bennington Design Team –
Andrea Chenier

Kitchen Design:

Curtis Lumber – Heather Bodnaryk

Landscaping:

Brookside Nursery – Ian Murray



Check out this McPadden Builders supplier's ad:

Precision Glass & Aluminum, p. 12

A 2014 AWARD WINNER!

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BELLA HOME BUILDERS' 2014 Saratoga Showcase Home in Rolling Green, Wilton. The home took top honors in the Classic Homes category for Exterior Design, Landscaping, Interior Floor Plan and Technology.

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SCHENECTADY 152 Erie Blvd. 518-381-9231

SARATOGA 60 West Ave. 518-886-0446

KINGSTON 1221 Ulster Ave. 845-802-5600



3

BELLA HOME BUILDERS



“Classico”

ROLLING GREEN

26 Rolling Green Drive, Wilton

4 Bedrooms 3.5 Bathrooms 3,173 Sq. Ft.

This traditional Colonial-inspired custom home has 4 bedrooms and 3.5 baths. It is truly a classic with its two bricked chimneys on each end, a one of a kind. The exterior has 12” recessed paneled corners with dental blocking throughout the eaves and a genuine slate front porch covered by a tongue and groove ceiling. When you first enter the home while in the foyer, the endless amount of custom trim is abundant throughout. The custom designed multiple piece crown molding and picture-framed wall trim are exquisite. The gourmet kitchen features a unique granite waterfall island. This is truly a dream kitchen. The focal point of this classic home is the family room with 18’ cathedral ceilings. Custom built-ins flank both sides of the efficient fireplace. As you walk into the master bath suite you are greeted with a gorgeous herringbone tiled floor, a luxurious custom shower with beautiful tiled floor and walls, granite curbs and thresholds, frameless 3/8” thick glass with multiple shower heads.

Home Features:

- Dental blocking outdoor trim
- 12” raised-panel outdoor trim
- Custom built-ins and custom mantel
- Three-piece custom crown moldings
- Granite waterfall kitchen island

Energy Efficiencies:

- Pella windows
- 97% efficient furnace
- Power-vented gas hot water heater



© Randall Perry Photography

Dave DePaulo

Bella Home Builders, Inc. is a premier award-winning company. We create architecturally grand and luxurious homes that blend imagination, excitement, privacy and warm comfortable environments. These homes are unique to each client. Our homes are known for their rich interior woodwork, iron treatments, reclaimed material and dramatic ceilings. We are also renowned for our grand staircases, elegant fireplaces, pools and lush landscaping. We pride ourselves on our vision and ability to design homes that are spectacular inside and out. Bella Home Builders’ basic approach is to offer superior craftsmanship at an exceptional value. We choose not to be a high volume company. We build a house as perfect as we can at a competitive price. Our values have been instilled “to do what’s right, be honest and fair.” We keep our promises!

www.bellahomebuildersinc.com
518-312-8874

Realtor:

Select Sotheby’s International Realty
– Gerald Magoolaghan

Interior Design:

Andrea Z

Kitchen Design:

Builder’s Kitchens, Inc. – Andy Nolan

Landscaping:

Bella Home Builders – Dave DePaulo

Check out these Bella Home Builders suppliers’ ads:

- Builders Kitchens, Inc., p. 10
- Crawford Door & Window Sales, p. 16
- Wolberg Design Center & Electrical Supply, p. 14

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4

SARATOGA BUILDERS



"The Breckenridge"

SCHUYLER POINTE

2 Corinne Court, Saratoga Springs
3 Bedrooms, 2.5 Bathrooms, 2,500 Sq. Ft.

This 2015 Showcase of Homes is a one-of-a-kind custom home offering a first-floor master suite, open floor plan, and 4-season room. It includes hardwood floors, granite countertops, Kohler fixtures, Pella windows, gas fireplace, cathedral ceilings, and much more.

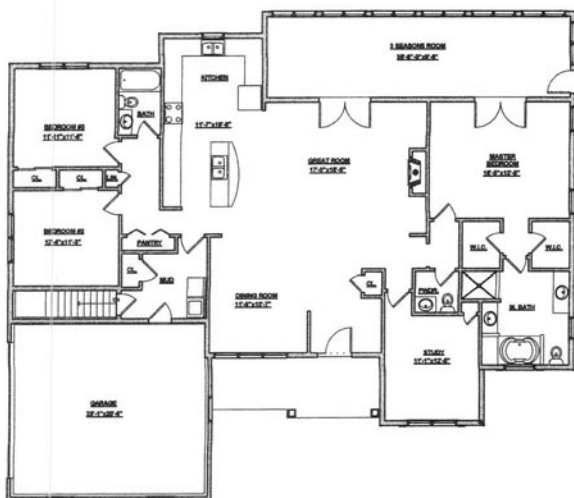
Home Features:

- 1st floor master bedroom suite
- Expanded gourmet kitchen
- Hardwood floors
- Granite countertops
- 4-season room



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Sam Palazzole & Dan Barber

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Keller-Williams –
Christine Marchesiello

Interior Design:

Michael DeAngelo Associates –
Michael DeAngelo & Jeffrey Perry

Kitchen Design:

Builder's Kitchens, Inc. –
Nikki Stelling

Landscaping:

Blue Spruce Nursery, Inc –

Check out these Saratoga Builders suppliers' ads:

- Builders Kitchens, Inc., p. 10
- Crawford Door & Window Sales, p. 16
- Earl B. Feiden Appliances, p. 36
- Precision Glass & Aluminum, p. 12

A 2014 AWARD WINNER!

© Randall Perry Photography



BELMONTE BUILDERS' 2014 Saratoga Showcase Home in The Mills at Smith Bridge. The home took top honors in the Executive Homes category for Exterior Design, Landscaping, Workmanship, Interior Decorating and Interior Floor Plan.

- Award-Winning Designs in the *Saratoga Showcase of Homes*
- Serving the Capital District For 20 Years



Photo by Tom Stock

LibertyDesignGroup.com



Congratulations
to the
Saratoga Builders
Association on the
20th Anniversary of
the Saratoga
Showcase of Homes!

**BUILDING
&
DESIGN**
CAPITAL REGION
AN RCRS PUBLICATION

THE 2015
Showcase
OF Homes
THE SARATOGA
BUILDERS ASSOCIATION, INC.

PROUD SPONSOR



5

BELMONTE BUILDERS



THE MILL AT SMITH BRIDGE

17 Saw Mill Court Wilton

3 Bedrooms 2.5 Bathrooms 2,520 Sq. Ft.

This feature-rich home has an open floor plan with a first-floor master bedroom including a luxury retreat below, a Juliet balcony overlooking a bright foyer, a sunroom and covered porch. Wrought iron balusters, forged iron trim and beam accents lend a rustic feel and the large open ceilings make it sunny and bright.

Home Features:

- First floor master
- Luxury hidden retreat
- Juliet balcony
- Sunroom and covered porch
- Wrought iron, forged iron trim
- Home Theater

Energy Efficiencies/Green Technologies:

- Energy Star home

SCOND FLOOR



© Randall Perry Photography



Peter Belmonte

FOUNDED IN 1977, Belmonte Builders is one of the largest custom home builders in the area. Our mission is to identify the individual needs and lifestyle of our customer and build a "Home As Individual As You Are." Come visit a Belmonte home to see the flow of the floor plan, the quality of the fixtures, the integrity of construction and the loving attention to detail. These qualities are the building blocks which our success stands on today.

www.belmontebuilders.com
518-371-1000

Realtor:

Belmonte Builders – Rob Rothschild

Interior Design: Liberty Design

Group – Chris Liberty

Kitchen Design:

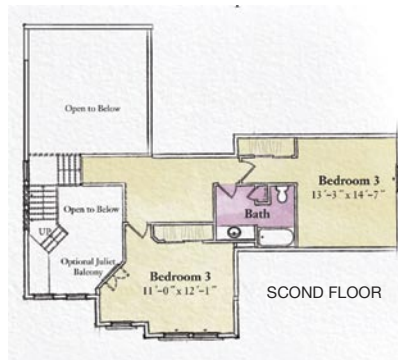
Belmonte Builders – Lindsey Belmonte

Landscaping:

CPI Landscaping – Chris Gennoy



FIRST FLOOR



SCOND FLOOR



Rebuilding Together Helps our Neighbors in Need

We had another great year helping our neighbors in need in Saratoga County, and we simply couldn't do what we do without the support of the Saratoga Builders Association. We are so grateful for the Saratoga Builders Association's donation from the proceeds of the Saratoga Showcase of Homes, making the SBA our Premier Sponsor.

Rebuilding Together Saratoga County brings volunteers and communities together to improve the homes and lives of homeowners in need. We provide critical repairs and accessibility modifications for low-income Saratoga County homeowners, particularly those who are older adults, individuals living with a disability, families with children or veterans. These services are provided at no cost to the homeowners we help and we focus our efforts on ensuring that the family can live independently in a home that is safe, healthy, warm and dry. When we assist one homeowner in a neighborhood, we help ensure that family can remain in their home and community, but just as importantly, we help to stabilize that neighborhood.

We recently helped Gene and Anna by building a ramp at their home, replacing their broken hot water heater, fixing their oven and making other repairs. Anna wrote in her thank you note, "My husband and I cannot thank you enough for what you've done for us. You've made it possible for my husband to get out of the house, walk down the ramp and down the path to the driveway. You fixed our oven and gave us hot water again. You also fixed two bad spots on our floor and two leaking pipes. THANK YOU! About the volunteers, they were amazing. I tried to thank each and every one of you personally. I would get comments like, 'it's fun,' 'I like being outside,' and 'thank for letting me do this for you.' It just made me realize there are truly good people in the world."

Why do our sponsors and volunteers return year after year? Our volunteers, partners and supporters are invested in this community and care about their neighbors in need. We are able to leverage the hard work of our volunteers with donated or discounted services and materials to maximize the return on each dollar invested in a home and help more families in need. Grants

“My husband and I cannot thank you enough for what you’ve done for us. You’ve made it possible for my husband to get out of the house, walk down the ramp and down the path to the driveway. ... It just made me realize there are truly good people in the world.”



we receive allow us to hire contractors for larger projects. Last year we worked with more than 1,000 volunteers who dedicated more than 5,600 hours of their time to provide repairs for 108 families and make improvements and repairs to eight nonprofit facilities serving our community. We are committed to helping more homeowners each year and the funding we receive from the Saratoga Showcase of Homes helps us accomplish this goal.

This year marks the 20th anniversary of the Saratoga Showcase of Homes, and this year’s event promises to be better than ever. Thank you to all who buy a ticket to visit the fabulous homes on the Showcase of Homes tour! You are supporting the work of two charities – Rebuilding Together Saratoga County and Habitat for Humanity of Northern Saratoga, Warren and Washington Counties – and your support is vital to our work. Thank you!!

Michelle Larkin, Executive Director
267 Ballard Rd., Suite 4, Wilton, NY 12831
www.RTSaratoga.org
michelle@rtsaratoga.org
518-587-3315



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CARRIAGE HOUSE LANE

29 Carriage House Lane Saratoga Springs

4 Bedrooms 4.5 Bathrooms 3,276 Sq. Ft.

Carriage House Lane is a classic Saratoga Springs neighborhood located near Skidmore College. This stunning estate was designed as a traditional home with a connecting breezeway to a charming Carriage House 1st floor master suite with master bath in marble and walk-in shower. Showcase kitchen with custom cabinets designed by Witt Construction. Spacious indoor and outdoor living with pass through to screened porch complete with pizza oven. Open veranda off family room overlooking pool. Custom woodwork and wide-plank floors throughout. Additional master bedroom on 2nd floor along with two more bedrooms.

Home Features:

- Stone carriage house connected to main house
- Unique city lot on historic Carriage House Lane
- Private yard
- Custom outdoor pizza oven

Energy Efficiencies/ Green Technology:

- Spray foam insulation
- Energy-efficient lighting and appliances



WITT CONSTRUCTION, INC.
National Award Winner



© Randall Perry Photography

John Witt

Witt Construction, Inc., builds award-winning, custom-designed homes that are striking in appearance, energy-efficient and enduring in their value. Witt Construction, founded in 1987, builds custom and semi-custom homes in the historic city of Saratoga Springs, NY and the surrounding Capital Region. The company is recognized in the industry and by clients alike as the prominent custom-home builder in Saratoga and is noted for constructing homes that are rich in spirit of space and designed to enhance the unique character of each home. Equally notable is John Witt's passion and gusto for crafting homes solid of structure, stunning in design and inspired by an elegant sense of style.

www.wittconstruction.com
518-587-4113

Interior Design:

DeRocker Design Firm & West Associates – Ed DeRocker (Lead Designer), Renee West (Associate Designer)

Kitchen Design:

Witt Construction, Inc – Design Team

Landscaping:

Mandy Spring Farm

Check out these Witt Construction suppliers' ads:

- Correct Energy Construction Group, p. 22
- Crawford Door & Window Sales, p. 16
- Earl B. Feiden Appliances, p. 36
- Precision Glass & Aluminum, p. 12
- Wolberg Design Center & Electrical Supply, p. 14

A 2014 AWARD WINNER!

© Randall Perry Photography



WITT CONSTRUCTION's 2014 Saratoga Showcase Home, Skyfall, in Saratoga Springs. The home took top honors in the Luxury Homes category and also the Realtors' and People's Choice Awards.

The red ribbon means you have found everything you're looking for in a garage door company — reliable performance, innovative design and a range of styles and options to fit any home. When you add a history of superb quality and combine our dedicated customer service, then the choice becomes even simpler. While you're looking, check out our innovative line of garage door openers, featuring all new features and more power.



The Genuine. The Original.
OVERHEAD DOOR

The Genuine. The Original.



The ribbon is always the sign of a winner.



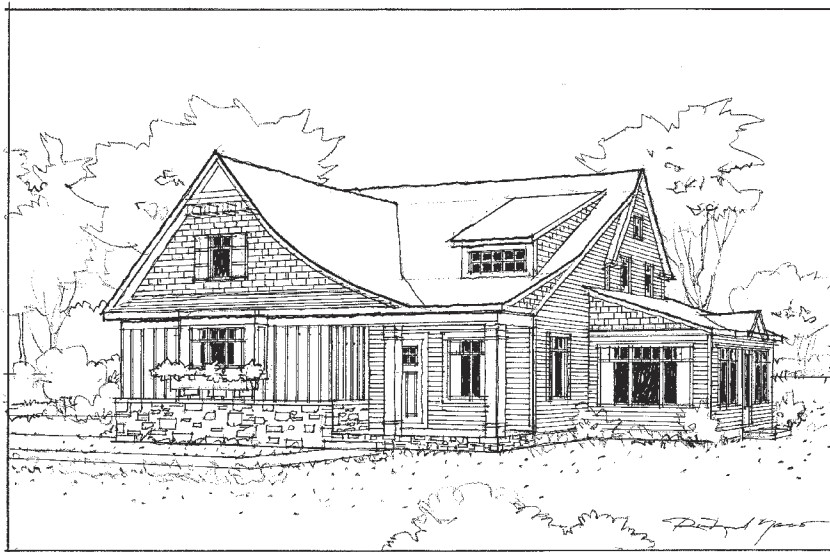
OVERHEAD DOOR OF GLENS FALLS

1584 State Route 9 • Fort Edward, NY 12828 • 518-798-4228
www.overheaddoor-glensfalls.com



7

WITT CONSTRUCTION



BROWN ROAD COTTAGE

Lot 5 Brown Road, Stillwater

3 Bedrooms, 2.5 Bathrooms, 3,103 Sq. Ft.

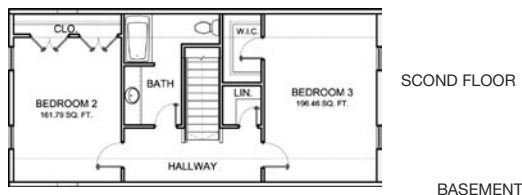
Located in a neighborhood among national award-winning Witt Construction Showcase homes. Beautiful lake views. 1st floor master suite. Perfect home for empty nesters. Gorgeous sunroom overlooking Saratoga Lake. Lower level workout room and 2 additional bedrooms on the 2nd floor.

Home Features:

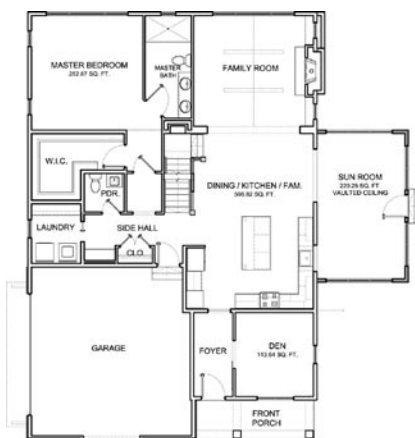
Beautiful sunroom overlooking Saratoga Lake
Minutes from Saratoga Springs
Modest sized home that provides spacious living
Pet friendly design with built in dog crates in mud room

Energy Efficiencies/ Green Technologies:

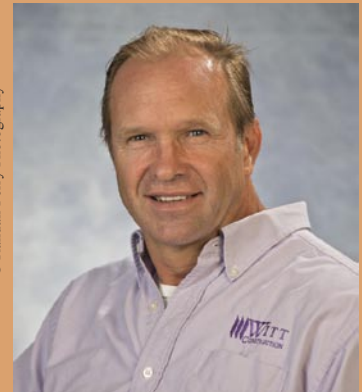
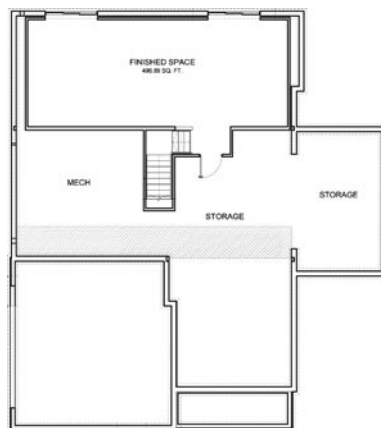
Spray foam insulation
Pella windows



FIRST FLOOR



BASEMENT



© Randall Perry Photography

John Witt

WITT CONSTRUCTION, INC., builds award-winning, custom-designed homes that are striking in appearance, energy-efficient and enduring in their value. Witt Construction, founded in 1987, builds custom and semi-custom homes in the historic city of Saratoga Springs, NY and the surrounding Capital Region. The company is recognized in the industry and by clients alike as the prominent custom-home builder in Saratoga and is noted for constructing homes that are rich in spirit of space and designed to enhance the unique character of each home. Equally notable is John Witt's passion and gusto for crafting homes solid of structure, stunning in design and inspired by an elegant sense of style.

www.wittconstruction.com
518-587-4113



WITT CONSTRUCTION, INC.
National Award Winner

Interior Design:

Dorwin Dawson Associates, Inc
– Pamela Dorwin Dawson

Kitchen Design:

Witt Construction, Inc – Design Team
Landscaping: Brookside Nursery
– Ian Murray

Check out these Witt Construction suppliers' ads:

- Crawford Door & Window Sales, p. 16
- Earl B. Feiden Appliances, p. 36
- Overhead Door of Glens Falls, p. 24
- Wolberg Design Center & Electrical Supply, p. 14



Randall Perry Photography

Paula McCormick specializes in all phases of interior design. She will be able to assist you in every phase of the design process. Whether you are remodeling your current residence or building a new home Paula will guide you every step of the way.

Paula is currently working on numerous projects throughout the Capital Region and beyond. She is the designer responsible for taking the former St. Mary's Convent in Glens Falls, New York and transforming it into twenty luxury condominiums. This project is known as 93 Maple Street. She specializes in window treatment design and her work has been featured in numerous publications.

She would love the opportunity to assist you with the selection of cabinetry, stone surfaces, lighting design and layout, flooring, furniture and more.

Paula is involved in many local charities and just recently completed her 12th Vanguard Designer Show House benefiting the Albany Symphony as well as the Builders Parade of Homes. Her work was recently featured in a YNN Home Segment.

Paula McCormick Interiors: bringing your bringing your design dreams to fruition. Beautiful Design. Winner of Best Design for 2015 CRBRA Parade of Homes



Paula McCormick Interiors

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CEDAR BLUFF COURT

4 Cedar Bluff Court at Saratoga Lake, Stillwater

4 Bedrooms: 5.5 Bathrooms, 4,667 Sq. Ft.

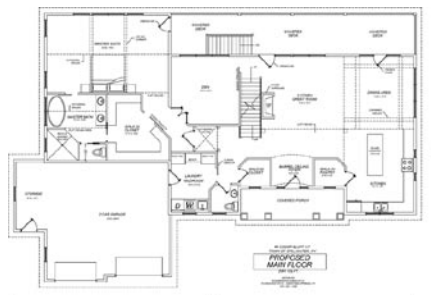
Executive Homebuilders once again brings luxury living to Saratoga Lake. Once you enter the home the massive great room, featuring soaring ceilings and a stone fireplace, reveals what's to come. The home features an amazing first-floor master plus three additional junior suites. Set on a cul-de-sac lot there is ample decking from which to enjoy stellar views of the lake and mountain backdrop. Gracious living over three stories includes an abundance of custom detailing — imported tiles, hardwood floors, massive amounts of glass, custom built-ins and last, but not least, the fantastic kitchen. The lower level includes an entertainment room with a bar and a private guest suite. Kitchen cabinets, bath vanities and built-in cabinets are all built locally at the builder's millwork factory.

There is plenty of covered outdoor spaces plus a 3rd car garage to store boating gear. There is also shared lake access and a dock.

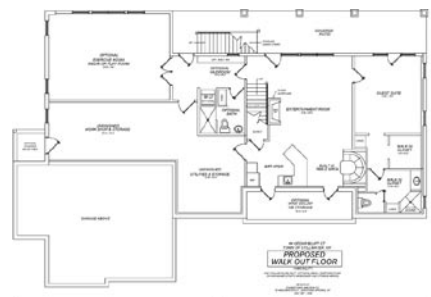
Home Features:

- Custom kitchen
- First-floor master suite featuring a spacious bath and custom walk-in closet
- Great decks overlooking the lake
- Soaring ceilings
- Abundance of glass
- Lower level bar and wine cellar

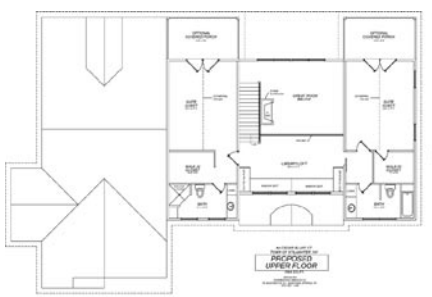
FIRST FLOOR



BASEMENT



SECOND FLOOR



© Randall Perry Photography

Lance Orcutt

EXECUTIVE BUILDERS – purveyors of luxury homes. With roots in the fixture and fitting sector for luxury hospitality hotels, the builder is known to stay a step ahead of what consumer's desire. Every home, in every price range, features custom mill and cabinetry direct from the builder's millwork factory. From conception to closing, the builder will work hand-and-hand with the buyer. There is no job too large or too detailed for this builder. Executive Builders is much more than bricks and mortar; we are about creative details that make a house a warm and inviting home. Executive Builders provides high-style living spaces and enduring value for all of our clients in the Saratoga/Capital Region.

www.executivegroupinc.com
917-510-3728

Realtor:

Select Sotheby's International Realty – Lorraine Conoby

Interior Design:

Paula McCormick Interiors – Paula McCormick

Kitchen Design:

Kitchens are designed and created by Executive Builders. All custom cabinets are made in the builder's mill and cabinetry workshop in Amsterdam, NY

Landscaping:

Matt's Landscaping & Stonescaping – Matt Ball



Check out this Executive Builders supplier's ad: Paula McCormick Interiors, p. 26



BCI Construction



Bella Home Builders



Belmonte Builders



Malta Development



Witt Construction



Troy Cabinetmakers

The Capital Region's Building Photographer

With offices in the Capital District, Massachusetts, and Florida, Randall Perry Photography is widely recognized as a specialist in architectural photography. The studio provides Builders, Architects, Contractors, Interior Designers, and Construction Companies with high quality, professional photographic images for brochures, web sites, advertisements and other promotional pieces.

RANDALL PERRY ■ PHOTOGRAPHY

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FL 239.261.0002

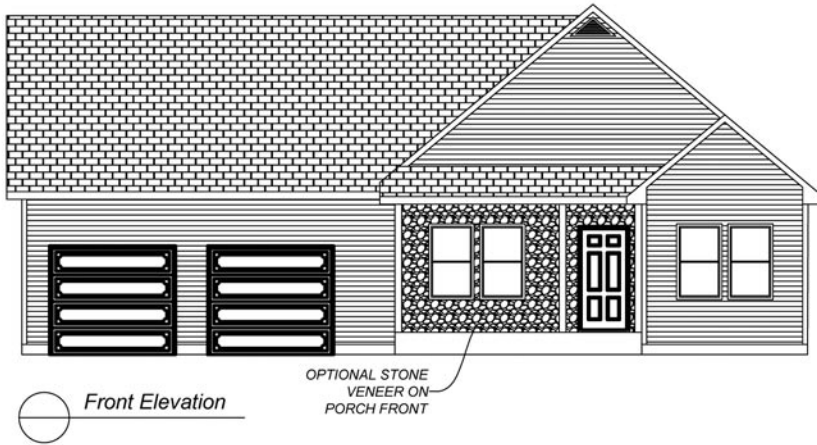
MA 518.421.6834

www.randallperry.com



9

STILLWATER LANDINGS



STILLWATER LANDINGS

7 Newland Road, Stillwater

4 Bedrooms, 2.5 Bathrooms, 2,785 Sq. Ft.

This 2300+ sq ft ranch-style home has an open floor plan, high ceilings in living room with stone fireplace (gas), eat-in kitchen with SS appliances, silestone counters, an island for extra seating, 3 Bedrooms, 2.5 baths with marble vanities, bonus room above the garage, sliding doors off kitchen to the deck, walk-out finished basement with sliding door to patio. Walk to Hudson River, elementary, middle and high schools.

Home Features:

- Radiant-heated floor
- Stainless steel appliances
- Silestone countertops
- Wide-plank HW hickory floors throughout
- Crown moldings
- Carrera marble vanities
- Gas fireplace
- Hot water on demand
- Custom tiling
- Trex deck off kitchen
- Custom lighting
- Walk-out basement to patio
- 2-car attached garage
- Professionally landscaped

Energy Efficiencies/ Green Technology:

Radiant heating in basement and 1st floor

Realtor:

James G. Doyle – Maria Millington

Interior Design:

Stillwater Landings 2015 LLC

Kitchen Design:

Stillwater Landings 2015 LLC

Landscaping:

Bill McCollow



© Randall Perry Photography

James Doyle

JAMES DOYLE – BUILDER

– Single Family home builder of quality homes at an affordable price.

Motto – “Simple home - simple life - simple price”

From all homes in the development you can walk to school, to fitness center for village, located on Stillwater Campus, all homes are easy walk to Hudson River for kayak, jet ski and aquatic sports.

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digital edition online at
www.capitalregionbuilding.com



September 19-20, 26-27 & October 3-4
saratogashowcaseofhomes.com



HOWLAND PARK
28 Howland Park Drive, Mechanicville
 5 Bedrooms, 3.5 Bathrooms, 2,899 Sq. Ft.

A new floor plan for 2015, we are proud to introduce the Ravello. Available in the Nantucket or farmhouse elevation, the Ravello ranges from 2,304 to 2,899 SF including options. The open floor plan creates a flow and atmosphere unlike any other. Combine that with the long list of standard features included in each home, and discover why the Ravello is becoming one of the most popular models that Marini has to offer.

Home Features:

- Standard 9' ceilings
- Standard stainless steel appliances
- 2nd floor laundry room
- 2nd floor movie room
- Guest room with full bathroom on 1st floor



Energy Efficiencies/ Green Technology:

- All joist simple framing system: lightweight, heavy duty, environmentally sound
- 95% efficient two-stage convertible multi-speed gas furnace
- Sealed duct joints reduce air leakage, distribute air evenly, with less exposure to dust and indoor pollutants



© Randall Perry Photography

Robert Marini Jr.

MARINI HOMES is a fourth generation company that has been one of the Capital Region's most trusted home builders since 1947. With communities from Bethlehem to Malta and everywhere in between, come discover why we've built more than 3,500 homes throughout the Capital Region. At Marini Homes, "There is no place like home."

www.marinihomes.com
 518-869-1200

Realtor:

RobMar Realty, Inc

Interior Design:

Marini Homes – Monika Ohl

Kitchen Design:

Marini Homes – Monika Ohl

Landscaping:

Marini Homes – Jeremy Beacher



Check out these Marini suppliers' ads:
 Builders Kitchens, Inc., p. 10
 Northeast Seamless Gutter Co., p. 30
 Precision Glass & Aluminum, p. 12
 Town & Country Painting, p. 30
 Wolberg Design Center & Electrical Supply, p. 14



"The Rutledge I"

INGLEWOOD

3C Inglewood Dr., Halfmoon

2 Bedrooms, 2.5 Bathrooms, 1,873 Sq. Ft.

Our Inglewood Model for the "Showcase of Homes" was designed with efficiency, convenience and practicality in mind. This Flex Style design meets the needs of everyone, the professional, traveling empty nesters, or families just starting out. This home is a 2 bedroom, 2.5 bath unit, 1873 square feet of wonderful. This unit has all of the luxury and amenities that you desire with a budget you can afford.

Home Features:

Unique floor plan
Custom built in surrounding fireplace

Energy Efficiencies:

Energy efficient appliances
Energy efficient insulation package R-48 & R-21



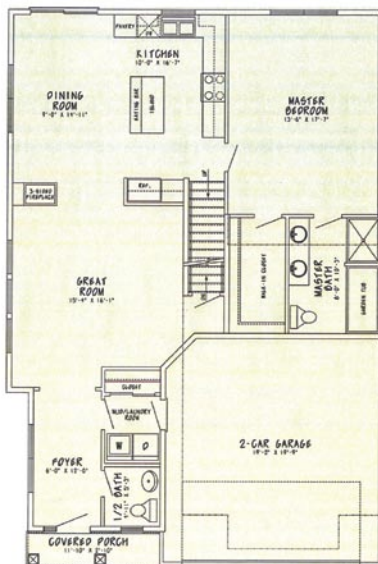
© Randall Perry Photography



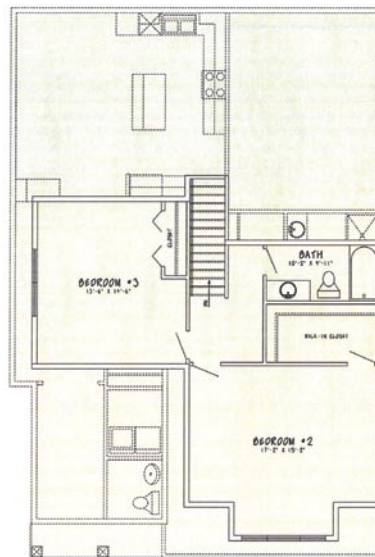
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FIRST FLOOR



SECOND FLOOR

Realtor:

Realty USA – Joseph Bordeau

Interior Design:

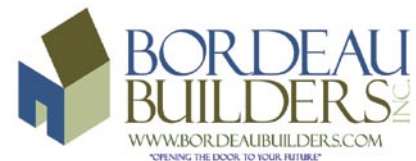
Janine Fusco (Homeowner)

Kitchen Design:

Homecrest Kitchens – Jamie Bergami

Landscaping:

Landing Property Services – Roxanne Lansing





“Laurel (Expanded)”

MOURNINGKILL MEADOWS

16 America Way, Ballston Spa

4 Bedrooms, 2.5 Bathrooms, 2,570 Sq. Ft.

The Laurel is a two-story home that features traditional details blended with a touch of contemporary flare. The large first-floor windows allow plenty of sunlight to stream in, making this a warm and inviting place to raise a family and entertain guests. Enjoy cozy evenings in the family room in front of the fireplace, prepare meals in the kitchen and serve them in the formal dining room or breakfast nook. The two-car garage offers an entrance to the home that is complete with a traditional bench with storage and a laundry room. The four bedrooms on the second floor make this home the perfect choice for a family's first home. The master suite has a large walk-in closet and a private bath with tile shower, soaking tub, commode and double sink vanity. The second floor is completed with three additional bedrooms that offer ample closet space and share a full bathroom.

Home Features:

Kitchen, breakfast area and family room are all open and connected Dining, living, mud and powder rooms as well as laundry are on first floor Spacious master suite with sitting room and large walk-in closet Master bath with soaking tub and large tile shower

Energy Efficiencies/ Green Technology:

Energy Star home



FIRST FLOOR

Mourningkill MEADOWS



SECOND FLOOR



© Randall Perry Photography

Geoffrey Brooks

In the early 1950's, Arthur J. Brooks began a business relationship by remodeling and restoring homes. Along with his wife Laurie and daughter Deborah, a truly family-based, quality-oriented building company was started. Geoffrey C. Brooks continues his family's tradition of building custom homes in the Capital District. Heritage Custom Builders, LLC has been built upon a tradition of quality, a dedication to excellence and commitment to fine detail.

www.brooksheritage.com
518-348-0931

Realtor:

Realty USA – Scott Varley

Interior Design:

Classic Interiors – Lynn Ricci

Kitchen Design:

Bellevue Builders Supply – Bill Kanas

Landscaping:

Surroundings – Dave Mastropietro

HERITAGE
CUSTOM BUILDERS, LLC



Check out this Heritage supplier's ad:
Wolberg Design Center & Electrical
Supply, p. 14

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690-0777
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ALBANY, NY 12204
426-3200
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