

SECOND HOMES

Destination: Vacation

Second homes let owners focus on relaxing and building community

Second homes in vacation communities are an affordable way to get away every weekend, week, or all season.



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fter a record-breaking winter filled with 100+ inches of snow, you're probably dreaming of a long, shoveling-free vacation during the warmer months ahead. Make that getaway into something that can happen every weekend, week, or all summer (and spring and fall) long. Purchasing a second home in a vacation community offers an affordable way to relax by the ocean, lake or forest—just a short drive from Greater Boston. And, many beautiful second home communities, like the ones highlighted below, come not only designed to your specifications, but also equipped with one key feature: on-site maintenance. The staff at these communities

handles the harder aspects of home ownership (like mowing the lawn in the dog days of August or shoveling in winter) so you can focus on what really matters: relaxing.

Lakeside Luxury

Overlooking Lake Winnepesaukee in New Hampshire, just 90 minutes north of Boston, the new **Bluegill Lodge at Meredith Bay** offers vacationers the opportunity to enjoy all four New England seasons in homes unlike anything else you'll find in the region.

"This hasn't been done before up in the Lakes Region," says David Southworth, owner of

Southworth Development, which designed and built the property. "It's very easy living. It has the luxuries and conveniences of the city, but it's disguised as a lodge at the lake."

For homeowners at Bluegill Lodge, that luxury starts with the view.

Each of the Adirondack-style lodge's new homes has panoramic views of both the water and the beautiful mountains.

"Looking out from the top of the lodge dock at Lake Winnepesaukee, you can see 44 miles across to the other side of the lake," says Southworth.



Experience all the Lakes Region has to offer at the Bluegill Lodge at Meredith Bay.

The new Bluegill Lodge features Adirondack-style architecture.

To make taking advantage of all the Lakes Region has to offer in any season even easier, each condo comes with a heated parking space in the lodge garage and an elevator that goes directly from the parking garage into the unit.

Condo owners at Bluegill Lodge can enjoy all of Meredith Bay's amenities—from the marina, beach club, and swimming pool, to the sandy beach and fitness center. And lodge homeowners also enjoy



the breathtaking views are just the beginning of the luxury of these homes. Each of the lodge's single-floor condos, ranging in size from about 1,400-2,000 square feet, have an open design that can adapt to their owners' needs.

The bigger units, which are more common in the building, are about 2,000 square feet," says

Southworth. "It seems like a lot of space, and it is a lot of space."

Each unit features quality fixtures and finishes, like high-end appliances, countertops and hardwood floors, made of durable, green materials that can handle anything the New England weather throws at them.



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Seaglass Village is just minutes away from Maine's Ogunquit Beach.

maintenance-free living. All the shoveling, raking, and lawn mowing is taken care of so residents can focus on maximizing their time at their home away from home.

To learn more about Bluegill Lodge at Meredith Bay, visit MeredithbayNH.com.

Seaside Escape

Your life can be a beach at **Seaglass Village** in Wells, Maine. This cottage community, conveniently located just minutes from southern Maine's famous Ogunquit Beach, has been designed to ensure you get the most out of your vacation time.

"The minute you show up, you can start enjoying yourself," says Tina Bacci, principle at RESIS, which handles the property's marketing. "The concept is that you can have a vacation home property, and you don't have to do all that work. It's such a unique way to own a vacation home."

Built in 2009, Seaglass Village's three-season cottages are open May 1 through October 31. During the offseason, the cottage management company winterizes the cottages and looks after the property. Come May, they get the heating systems on and everything ready for the cottage owners. They also handle all maintenance during the regular season so the owners themselves just have to show up.

"It's your vacation time," says Bacci. "You don't want to be mowing the lawn or cleaning the pool."

During owners' time at the cottages, they have ample relaxation opportunities to choose from. The community includes four pools, tennis courts, a tiki bar that serves snacks and drinks, as well as a full schedule of activities that range from volleyball to yoga that are planned by the community's on-site activities director. The village is walkable to Moody Beach in Wells and is also served by a trolley that brings guests to downtown Ogunquit and Kennebunkport.



The water up here is clear. And cold. Wicked cold.

I know because even after 23 summers I am still the worst canoeist in Maine. Tipped myself into that coldest, clearest water a dozen or more times. Kids seem to think it's a tradition. Guess it is now, along with starry nights, hammock naps and walks along the Eastern Trail. I fully intend to conquer this canoe thing now that we've made our home at CAPE ARUNDEL COTTAGE PRESERVE.

Eight-month, two-bedroom cottages starting in the low \$200s. Details at capearundelcottages.com
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CAPE ARUNDEL
COTTAGE PRESERVE
THE QUIET SIDE OF KENNEBUNKPORT



The clubhouse at Cape Arundel Cottage Preserve, pictured above, opens this year.

All homeowners at Seaglass enjoy a living experience built to their exact needs and desires, thanks to the village's customizable cottages. Owners can choose from a three-season or four-season cottage, as well as four different layout styles that include options to add on everything from half-bathrooms to a loft.

Seaglass's final and best amenity isn't one owners can see. It's "the Seaglass state of mind," as Bacci calls it. All 200 of the village's

Seaglass Village is the last community of its kind in Wells.

To learn more about this community, visit seaglassvillage.com or call sales director Jackie Grant at 866-786-8554.

The Quiet Side of Kennebunkport

Discover the quiet side of perennial vacation favorite, Kennebunkport, at the **Cape Arundel Cottage Preserve**. These three-season cottages, brand-new this year, are nestled minutes away from downtown Kennebunkport in a wooded haven.

"It's a vacation lifestyle," says Kim White, Director of Sales and Marketing for the cottages. "It's having the old-fashioned camp experience but more upscale than that."

This camp-like experience is evident in the setup of the community. The cottage has ample gathering spots for its families and owners to converge, from the 6,000-square-foot community center to pools, a large splash pad for kids, a firepit, and space for bocce and horseshoes.

The location also helps get families up and moving.

"Most of our families are going to be outdoor enthusiasts," says White.

And they have good reason to be. In addition to the community's fields and pools, the Cape

Arundel cottages are conveniently located right near Maine's Eastern Trail, a popular spot for biking and hiking that will run from Casco Bay in Portland to Kittery when it's completed. A shuttle is also available to bring homeowners to the beach or to downtown Kennebunkport which are about five miles away.

The cottages themselves give owners full control over their space to ensure they feel at home. Homeowners can choose from four different cottage styles then tailor them to meet their specifications. Cottages are usually two beds with a minimum of one bath, but up to 2.5 baths are possible per cottage. All the cottages are open May 1 through December 31—and a maintenance staff cares for the properties during the off-season so homeowners know their cottages are well cared for year-round.

Whatever cottage owners use to build, everyone has the option to enjoy the outdoors and make these family memories.

"[Cape Arundel] is all about the family and the community," says White. "Most people are excited about having their own private getaway and enjoy the wilderness and be close to the beach."

Learn more about the Cape Arundel Cottage Preserve by visiting CapeArundelCottages.com or calling 207-451-0218.



The Seaglass Village clubhouse brings homeowners together.

owners are on vacation while they're at their cottages, so "everyone is friendlier and happier, and they're outside. It's a very different feeling. Everybody stops and talks even if they have never met before."

The Classic Cape Cottage

Everything old is new again on the Cape. **Heritage Sands** on Cape Cod, the first new oceanfront cottage community on the Cape in more than 50 years, is making seaside cottage living a readily available option for everyone.

This seasonal resort community provides year-round access to the Cape and is "what 'a place on the Cape' has meant to families for generations," says developer Rob Brennan, who attends to Heritage Sands with business partner Mark DeWitt. "It's a place where kids play on the beach, track sand in the house, and make friendships that last a lifetime, not just a summer."

Located in Dennis Port on the mid-Cape, close to both the Cape Cod Rail Trail and the island ferries, Heritage Sands' 63 cottages recall the original cottage communities built on the Cape in the 1930s. During that time, the campsites along the oceanfront developed into family-owned cottages, which became

small "pocket neighborhoods" where families and friends could mix and mingle season after season. Heritage Sands has brought the pocket neighborhood back, and now neighbors who have grown into friends can enjoy time together on- and off-season.

"Even in the middle of the winter, two or three [neighbors] are coming down together. They're meeting for dinner. They're meeting at each others' houses," says Renee Hansen, Sales and Marketing Director for Heritage Sands.

The cottages are quite spacious and certainly new and improved with all the necessary conveniences and modern touches. Ranging in size from 900 to over 1,300 square feet, Heritage Sands offers one, two and three bedrooms in a variety of price points to meet all buyers needs. All cottages are fully applianced, including a washer and dryer as well as gas fireplace. Options include balconies for those ocean views, outdoor cedar showers and upgraded interiors. Most importantly, the cottages are all built to

meet hurricane code and are as beautiful as they are sturdy.

At Heritage Sands, all homeowners enjoy all the amenities of living right next to the sea, thanks to a 600-foot private beach complete with a launch for kayaks and Sunfish boats.

The community also provides security on- and off-season, an in-ground pool, and a clubhouse scheduled for completion this summer that will include fitness equipment as well as a place for neighbors, family, and friends to gather for community events.

If you are considering a second home at the Cape, then you owe yourself a visit to this community. The proximity to the ocean is unmatched by any other new construction cottage community. **To learn more about Heritage Sands, visit heritagesands.com.** ■

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Heritage Sands is the Cape's first oceanfront cottage community in more than 50 years.




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Heritage Sands is a joint development project of CapeBuilt Development, LLC and MS Ocean View, LLC.