

SEVEN SPRINGS

Spring Homes Guide



LISTINGS AS OF MARCH 1, 2015



YOUR ON-SITE REALTY COMPANY AT **SEVEN SPRINGS**



Highlands Resort Realty is the leader in real estate solutions for buyers, sellers and investors in the Laurel Highlands. We aren't just selling homes, we're selling a lifestyle. Our agents are the region's on-site resort realty experts specializing in listing and selling homes at Seven Springs, Hidden Valley and Laurel Mountain resorts.

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.

FIND YOUR DREAM HOME

The agents of Highlands Resort Realty possess an unmatched level of expertise with the communities and homes of the Laurel Highlands. Every community is unique and we can show you what each offers to homeowners. When you're looking for the perfect home to enhance your family's lifestyle, turn to the professionals of Highlands Resort Realty.

Visit our website at **HighlandsResortRealty.com** or call us at **800.227.7502** and arrange for a personal tour and find the community that will best suit your needs.

LIST WITH THE LEADER

We are the on-site agency at Seven Springs and Hidden Valley, giving us exclusive marketing privileges including signage and fliers, links on the resort websites and on-site offices open seven days a week! We have direct contact with the people who visit the resorts and decide to shop for a home here. We also have an extensive database and we use a combination of print, web, signage and Multi-list services. We belong to the West Penn Multi-List.

FOR MORE INFORMATION, VISIT [HIGHLANDSRESORTREALTY.COM](http://HighlandsResortRealty.com)

YOUR ON-SITE RESORT EXPERTS

With an experienced team of agents at the helm, we are dedicated to providing the highest level of resort realty expertise in the Laurel Highlands. Our agents are not only resort real estate experts; they're neighbors and friends in the Laurel Highlands, living the same lifestyle that draws so many to the area.



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Want to see more? Our website is updated daily!

Scan this code with your smartphone to view the most up-to-date listings at Seven Springs, detailed photos and more on HighlandsResortRealty.com!





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 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 the 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 a 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.



SEVEN SPRINGS MOUNTAIN RESORT



From the golf course community of Mountain Villas to the rustic elegance of Southwind, Highlands Resort Realty can help you turn your daydreams into reality! Our dedicated agents have years of experience and an in-depth knowledge of each community at Seven Springs and will assist you with all of your real estate needs.

There is no better place than Seven Springs to enjoy the very best that winter has to offer. Ski, snowboard, snow tube, snowmobile and snowshoe right from your back door. Enjoy a romantic sleigh ride or sharpen your ski or snowboard skills with lessons at our nationally recognized Snowsports School.



Seven Springs is so much more than exceptional snow sports – it's the perfect escape any time of year! When Mother Nature's blanket of snow has been replaced by vivid green grass and beautiful flora, Seven Springs continues to offer endless options for fun. Walk through your front door and onto the championship golf course. After your round, enjoy a bite to eat and a cold beverage in the Tee Top Lounge or visit the golf shop for the latest golf gear.



Take a shot at sporting clays. Meticulously designed, the heated five-stand, two challenging courses and sub-gauge course take advantage of the natural beauties of the surrounding Laurel Highlands. The sporting clays lodge features an exquisite dining room, full-service bar, pro shop and locker room. Our sporting clays courses and facility shows promise to be the best in the nation.

For those looking to unwind, Seven Springs' Trillium Spa is ideal for both the first-time and seasoned spa-goer. Our elegantly restored mountain chalet has been completely renovated and redecorated to create the perfect place to escape the stress and commotion of everyday life. After indulging in our luxurious intuitive care menu, you will be refreshed and re-energized.



If you're looking for a little adventure, explore the downhill mountain bike park or literally fly from tree-to-tree on the Laurel Ridgeline Canopy Experience. Test your skills at the Alpine Tower, rock wall, EuroBungy or paintball course. Take a dip in the swimming pools, play a game of tennis or spend the day fishing at one of our private, stocked mountain lakes.

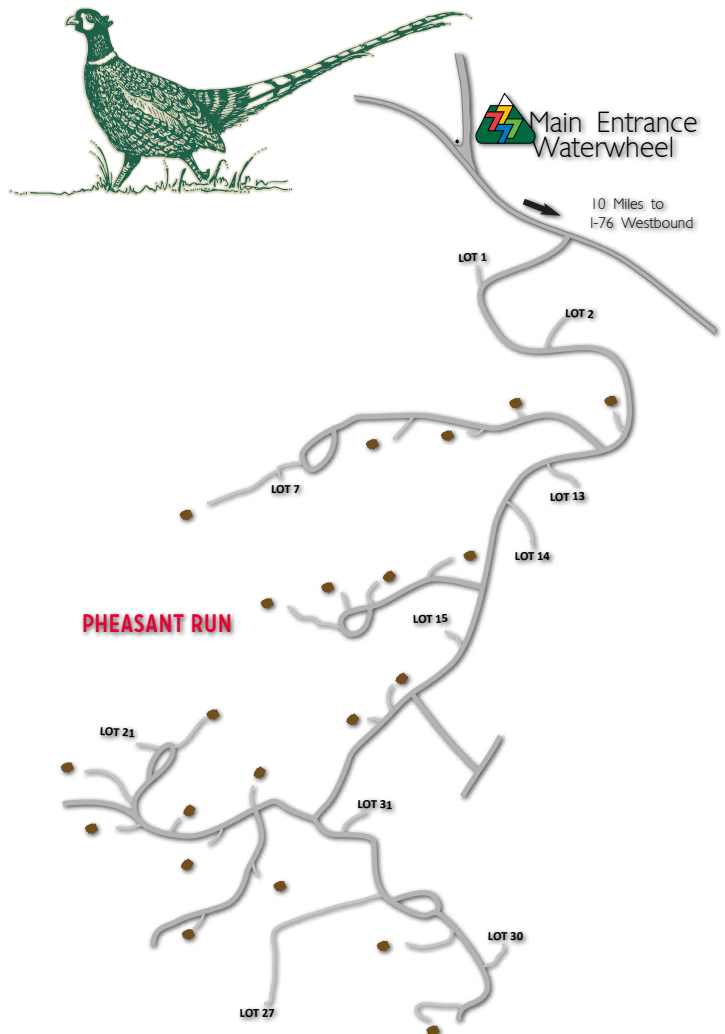
Seven Springs hosts festivals and events year-round with themes from wine and food to mountain biking and sporting clays. Our ever-popular annual Autumnfest is a celebration of all things fall, nestled among some of the most brilliant fall foliage in the Northeast.



PHEASANT RUN

In the spirit of letting nature dictate design, the homesites within this 200 acre exclusive gated community were planned to minimize impact on the natural environment. Residents enjoy the comfort of a disciplined, architecturally controlled environment, with consistency in character, scale and materials. Work with your own architect and contractors to design, plan and build your home within the guidelines of the community.

As a result of this careful planning, the 31 homesites at Pheasant Run are unique and simply stunning. The homes feature natural wood and stone exteriors, ranging in size from 2,000 to 6,000 square feet. Located adjacent to the main entrance of the resort, this well established community offers a few remaining estate enclaves available for purchase, ranging from three to twelve acres. Retreat properties are large enough to also accommodate a guest house, detached garage or additional walkout space at grade. The use of native plants and flowers in landscaping enhances the natural setting.





Homesite 20	MLS #1025245	Acres: 12.1	\$430,000
Build your mountain escape on this big and beautiful piece of land. This partially wooded lot features maximum privacy. It is located at farthest end of the exclusive gated community of Pheasant Run.			
Homesite 7	MLS #995086	Acres: 7.48	\$314,250
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 #995088	Acres: 4.20	\$280,500
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 #995081	Acres: 10.44	\$427,875
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 27	MLS #995091	Acres: 9.48	\$375,500
Bordering Forbes State Forest, Site 27 offers the homeowner a true sense of privacy. The driveway meanders along the base of a hillside scattered with large boulders. At the turn in the driveway a screened view of the pond on Site 25 is revealed. The Building Envelope is nestled in the lower portion of the Site along an intermittent streambed lined with moss covered boulders.			
Homesite 30	MLS #995092	Acres: 6.36	\$366,000
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 #995094	Acres: 7.96	\$391,500
Located on the corner of Pheasant Run Lane and Grouse Point, the homestead is accessed by the driveway off of Grouse Point. An intermittent stream flows across the property above the homesite.			



Southwind

AT LAKE TAHOE

SOUTHWIND



Perfectly situated on top of the mountain, the 159 luxurious townhomes in Southwind feature modern mountain architecture in a private gated neighborhood. This ski-in/ski-out community has its own chair lift and trail system that connects directly to Seven Springs ski trails, ideally suited for an active lifestyle.

During the summer, residents enjoy the convenience of an exclusive state-of-the-art recreation center with heated swimming pool, hot tub and splash area for small children, an expansive deck and grass beach area.

Southwind
AT LAKE TAHOE



476 Southwind Circle

5 Bedrooms | 3.5 Baths

Unique and gorgeous! Large loft area. Three fireplaces: family room, living room and master bedroom. State-of-the-art kitchen with Thermadore appliances. Fantastic ski in/ski out location!

MLS#: 1035271

\$1,499,000



415 Southwind Circle

5 Bedrooms | 3.5 Baths

Spectacular view and impeccable decor. Custom kitchen with Viking and Sub-Zero appliances. Solid oak flooring and wall-to-wall carpet. Game room, bar and media room. Custom ski room w/ lots of storage!

MLS#: 1033936

\$1,395,000



234 Southwind Drive

4 Bedrooms | 4.5 Baths

Right on Phillip's Run! Custom kitchen with Sub-Zero appliances, granite counters and hardwood flooring. Finished basement. Theater room. Beautiful, turnkey home!

MLS#: 1029785

\$1,395,000



551 Woodside Crescent

5 Bedrooms | 3.5 Baths

Five bedroom, 3,884 sq. ft. townhome. provides ample space for friends and family. Nicely appointed mountain getaway. Definitely a must-see.

MLS#: 1039768

\$975,000



122 Woodside Lane

3 Bedrooms | 3.5 Baths

Beautiful three bedroom townhome with open floorplan. Enjoy a bottom-level ski room and gas fireplaces in the living room and master bedroom. Long distance views and private wine cellar.

MLS#: 999030

\$899,000





425 Southwind Circle

4 Bedrooms | 3.5 Baths

Awesomely customized 1,729 sq. ft. townhome. Beautiful vista views from master bed w/ gas fireplace. Lower level includes a second living room with bedroom, full bath and game table.

MLS#: 1043740

\$835,000



116 Lakeside Trail

3 Bedrooms | 3.5 Baths

This townhome features a great location with a lake view. Beautiful custom kitchen with plenty of cabinet space. Two family rooms and lots of space for the kids. Ample overflow parking for hosting guests.

MLS#: 1045846

\$659,900



151 Southwind Drive

3 Bedrooms | 4 Baths

Beautiful townhome featuring custom kitchen with lots of cabinet space. Two family rooms means the kids have a getaway space. Ski right off your deck and onto the slopes!

MLS#: 1038619

\$625,000





SOUTHWIND: PHASE IV



Perfectly situated
on top of the mountain,
Southwind at Lake Tahoe
is the premier community
at Seven Springs
Mountain Resort.

*Welcome
to Phase Four of Southwind.*

LUXURY SLOPESIDE TOWNHOMES

Phase IV at Southwind consists of six quad-level townhomes. All-new interior floor designs include four stories slopeside and three stories front entrance side. The bottom level is designed as a ski-in ski-out, storage and preparation level for skiers.

ONLY TWO HOMES LEFT!

For purchase inquiries and general information, please contact:

HIGHLANDS RESORT REALTY
THE EXCLUSIVE BROKERAGE OF SOUTHWIND PHASE IV



FOR MORE INFORMATION ON SOUTHWIND: PHASE IV, CALL

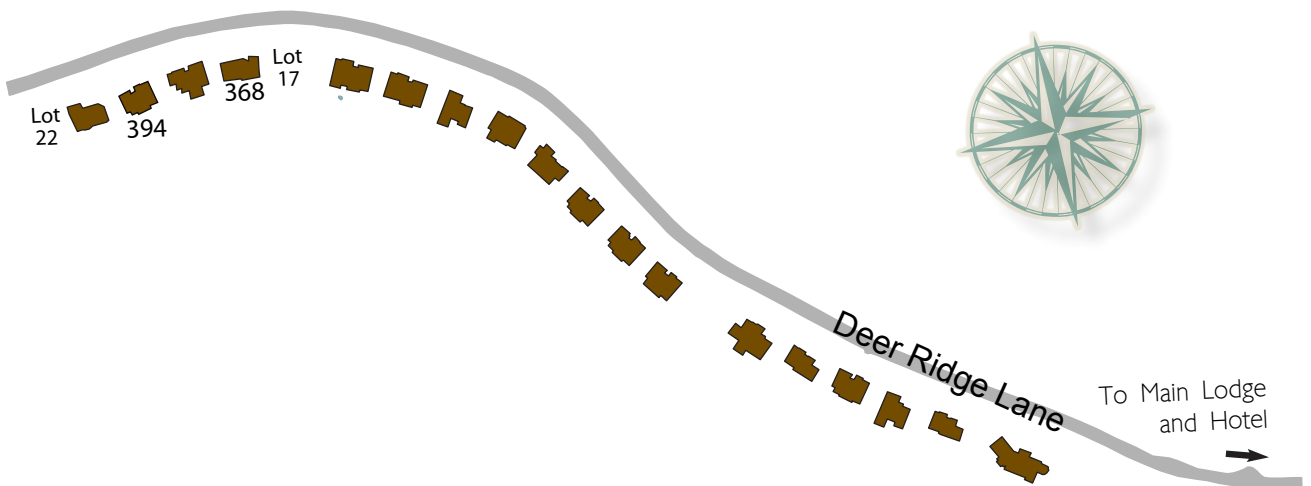
Harold "Scott" Swank or Chris Sherbine
at
(800) 227-7502





DEERRIDGE

Just off Village Drive, the single family homes at DeerRidge offer privacy amid the bustling activities at Seven Springs Mountain Resort. Each of the single family homes have been individually customized. Residents can enjoy the quiet community setting and access to The Villages recreation areas or shuttle to the resort for a day of fun-filled activities.





240 DeerRidge Lane

4 Bedrooms | 4 Full, 2 Partial Baths

What a majestic home! Cherry hardwood, hemlock and marble flooring throughout. Three fireplaces, two are double-sided. Exercise room. Sunroom with sunken hot tub. 6,800 square feet.

MLS#: 1027034

\$1,199,000



294 DeerRidge Lane

4 Bedrooms | 3.5 Baths

Perfect gathering place with open floorplan and beautiful fireplace in the living room. Two master suites, one on each level. Outdoor hot tub seats 10-12 people.

MLS#: 1038306

\$695,000





WOODRIDGE

Contemporary styling and ample space for four seasons living on top of the mountain! Located adjacent to our MeadowRidge community, each of the 126 townhomes and condominiums in WoodRidge is designed to take advantage of the spectacular mountain views. Owners enjoy access to The Villages recreation areas.





9145 Aspen Drive

4 Bedrooms | 4 Baths

Well-kept and ready to move in!
Four bedrooms and an open floorplan are perfect for gatherings of family and friends.
Enjoy the warmth of the living room's stone fireplace.

MLS#: 998132

\$380,000



9066 Aspen Drive

3 Bedrooms | 2.5 Baths

Lovely townhome. Beautiful stone fireplace.
Plenty of parking for friends and family.
Quiet neighborhood to enjoy year-round relaxation. Close to summer amenities and resort shuttle stop.

MLS#: 1029824

\$385,000



9018 Aspen Drive

2 Bedrooms | 2.5 Baths

Newly remodeled townhome with all new kitchen, bathrooms, flooring, roof and exterior paint. Stainless steel appliances. Beautifully appointed home with all the trimmings.

MLS#: 1006810

\$375,000



9040 Evergreen Court

3 Bedrooms | 2.5 Baths

Plenty of room for the whole family!
Beautiful stone, wood-burning fireplace.
Not common to the community, this home offers an expansive backyard for enjoying the outdoors.

MLS#: 1028259

\$370,000



9028 Evergreen Court

2 Bedrooms | 2.5 Baths

Beautiful home with great location! This home is located close to the pool and features ski-in access in the winter.
Full wall was added to loft for extra sleeping space.

MLS#: 1027859

\$329,900





9033 Evergreen Court

3 Bedrooms | 2.5 Baths

Well-maintained, 1,714 sq.ft. townhome.
Large, open living, dining and kitchen.
Beautiful floor-to-ceiling gas fireplace.
Master suite. Large loft area for additional
living space.

MLS#: 1042976

\$329,000

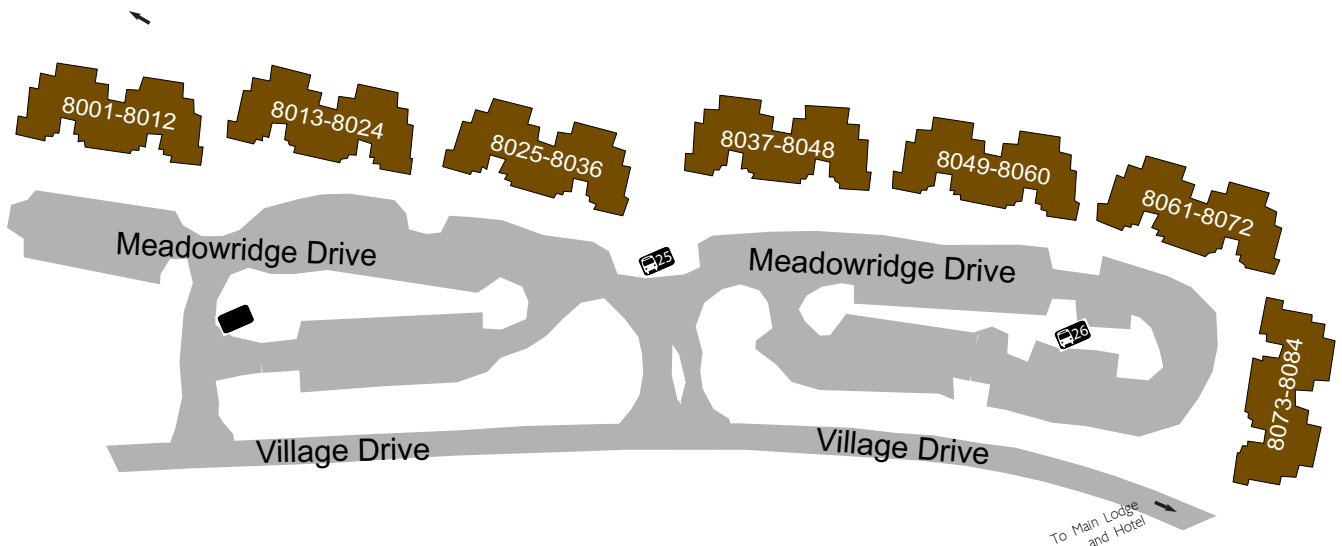






MEADOWRIDGE

Ski home to your beautiful MeadowRidge condominium. These 84 homes are conveniently located between our WoodRidge and SunRidge communities. Residents have easy access to all summer amenities, including a pool, hot tub, playground, basketball and tennis courts, hiking and biking trails and adjacent ski trails.





8039 MeadowRidge

2 Bedrooms | 2 Baths

Beautifully-decorated ski in condo! This home is the perfect mountain getaway with a lovely, updated kitchen. Spend the day on the slopes and warm up by the stone fireplace. Rental history available.

MLS#: 1039113

\$285,000



8057 MeadowRidge

2 Bedrooms | 2 Baths

Turn key sale! This beautiful condo has been completely remodeled. Your family will absolutely enjoy the close proximity to Village Trail. Fall in love with winter in the mountains!

MLS#: 1027380

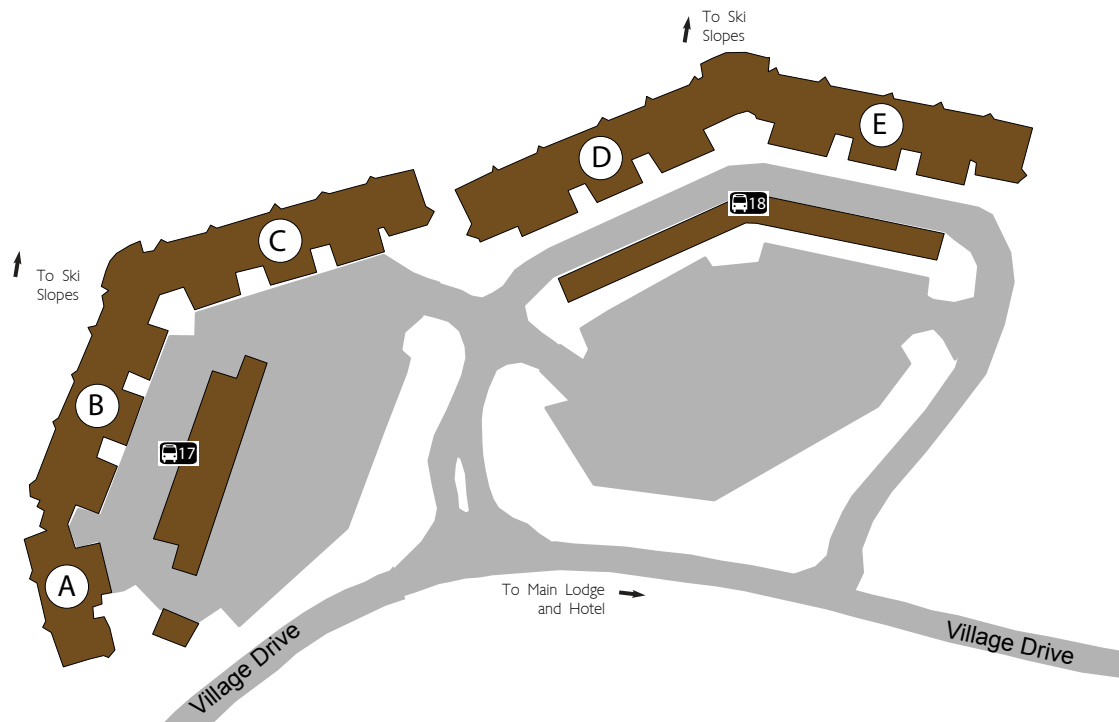
\$280,000





STONERIDGE

StoneRidge's 101 condominiums are popular for rentals. Located along Village Drive and at the top of the slopes with a commanding view of the valley, Stoneridge offers ski in/ski out convenience. The tower lounge area, complete with hot tub, sauna and fireplace, is the perfect place for après-ski relaxation. Each condominium has its own carport or garage, access to a community pool, playground, basketball and tennis courts - making StoneRidge a true year-round getaway.





E44 StoneRidge

4 Bedrooms | 3 Baths

Take in breathtaking views from this four bedroom condominium. This home features ski-in/ski-out access and recently updated heating and air conditioning.

MLS#: 1003557

\$299,000



D22 StoneRidge

3 Bedrooms | 2 Baths

Great location with fantastic mountain views. Furniture and decorations are tastefully done. Bright and airy kitchen.

MLS#: 1025197

\$299,000



C26AB StoneRidge

3 Bedrooms | 2 Baths

Perfectly located end unit with slope access. Floorplan includes an entrance foyer for coats and boots. Open living area features lots of natural light.

MLS#: 1027269

\$285,000



A43AB StoneRidge

4 Bedrooms | 3 Baths

Ski home to beautiful condo that includes a garage! Lock-out unit for rental income. Loft area converted to sleeping area with full bath. Fantastic amenities for owners.

MLS#: 1035105

\$285,000



D23AB StoneRidge

3 Bedrooms | 2 Baths

Awesome ski-in/ski-out location featuring spectacular views of the Laurel Highlands. This home features an added fireplace.

MLS#: 1025266

\$275,000





A21AB StoneRidge

3 Bedrooms | 2 Baths

Corner unit featuring new granite kitchen countertops and newer carpet and furnishings. Patio allows walk-out slope access. Carport and two ski lockers included.

MLS#: 1021731

\$209,000



C32AB StoneRidge

3 Bedrooms | 2 Baths

Take in spectacular mountain views from this three bedroom condo. Great slope access. This home includes a covered parking space and two ski lockers.

MLS#: 1030520

\$239,000



B24AB StoneRidge

3 Bedrooms | 2 Baths

Easy access, street-level condo. Two ski lockers and covered parking. Lock-out allows you to stay in one side and rent the other! Ski in/ski out. Great rental history.

MLS#: 1034003

\$214,900



C23A StoneRidge

1 Bedroom | 1 Bath

This one bedroom condo is located at the top of Avalanche chair and overlooks Village Trail. Large great room. Bedroom is large enough to fit queen bed and bunk set.

MLS#: 1043665

\$151,000

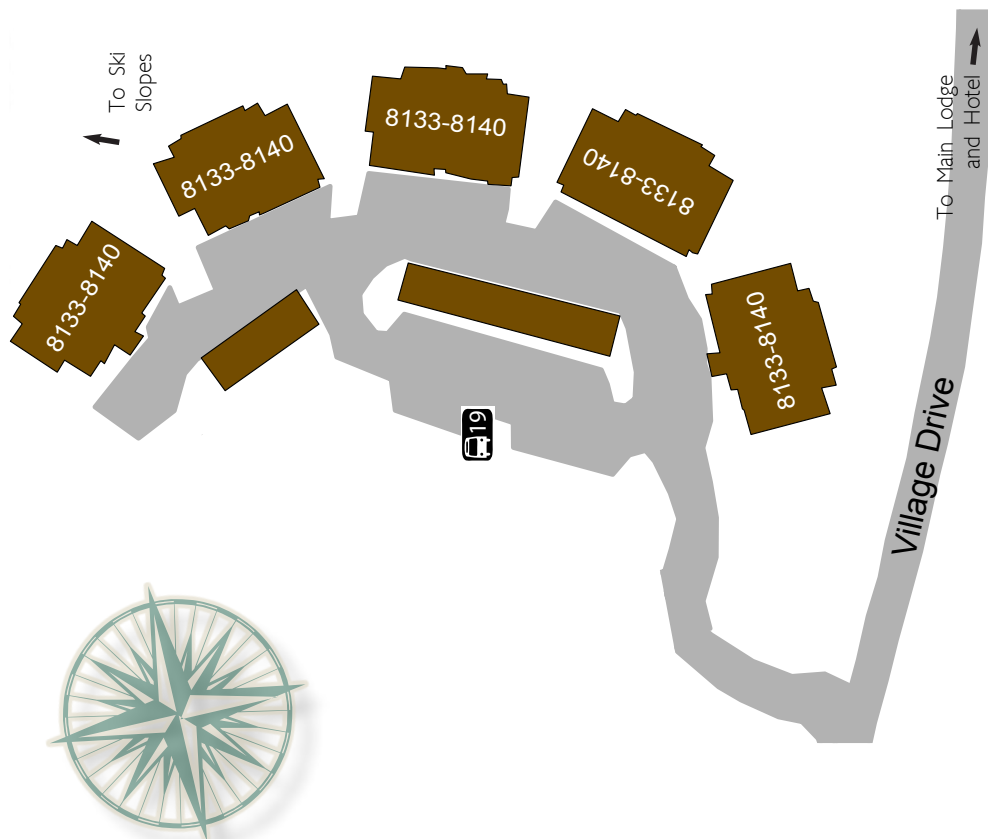






STONEGATE

Ski in/ski out condominiums with central entryway and garages. With fantastic views of the surrounding Laurel Highlands, StoneGate has access to a pool, hot tub, basketball and tennis courts, and hiking and biking trails that make this a year-round playground.



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

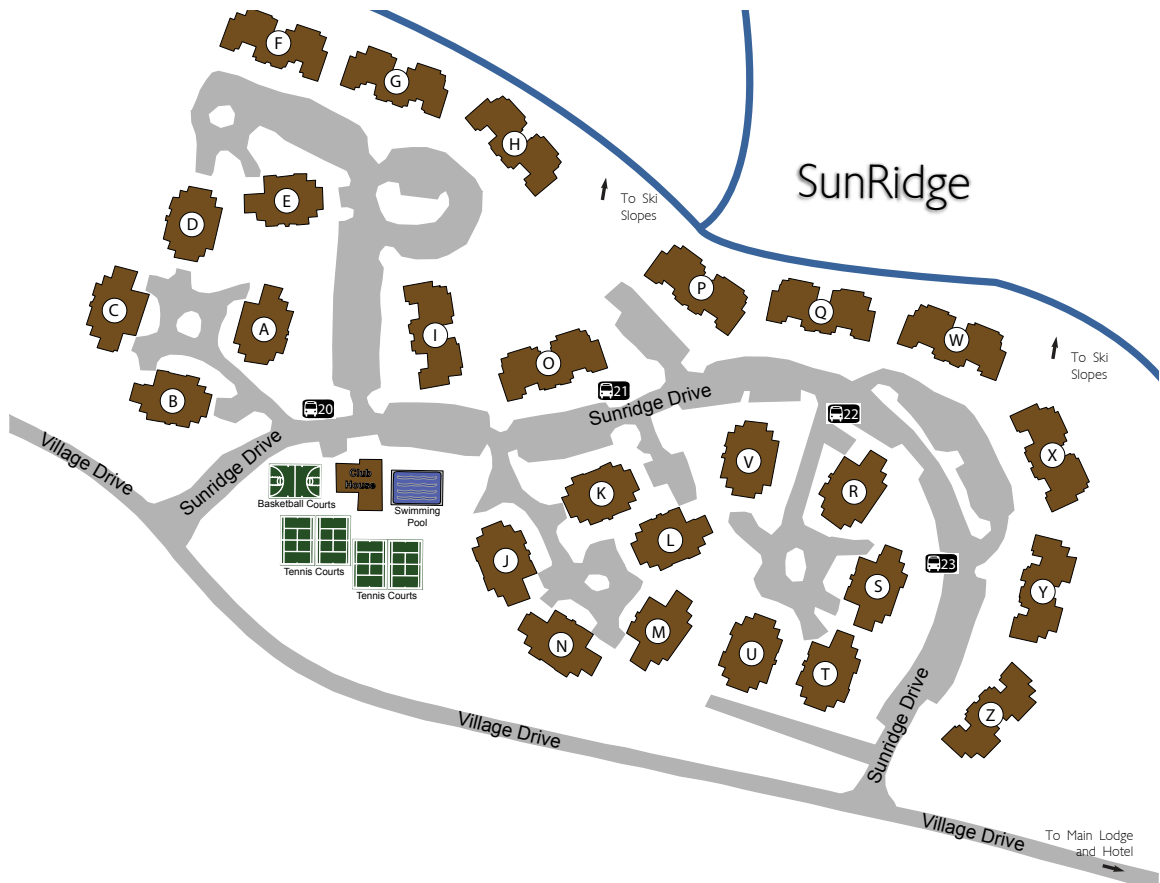
Our website is updated daily! To view our most recent listings, visit **HighlandsResortRealty.com!**





SUNRIDGE

Nestled between our MeadowRidge and StoneGate communities, the homes in SunRidge are convenient to both summer and winter activities. SunRidge offers 132 condominiums with private entries and 60 ski in/ski out townhomes with garages, making this a popular location. Owners enjoy access to The Villages summer recreation areas.





V1 SunRidge

3 Bedrooms | 3.5 Baths

Prime location for Village Trail access. Very well-maintained with extensive exterior and interior upgrades. Kitchen has new granite counters. Selling fully furnished. Absolute must-see.

MLS#: 1044274

\$472,000



D2 SunRidge

3 Bedrooms | 3.5 Baths

This beautiful townhome is perfectly located between the slopes and the summer amenities area. This home is being sold fully furnished.

MLS#: 1036475

\$425,000



O5 SunRidge

3 Bedrooms | 3 Baths

This three bedroom condo is located close to both the slopes and the pool for year-round family fun. New carpeting, paint and blinds. Open floorplan for plenty of space.

MLS#: 1025537

\$314,000



W9 SunRidge

2 Bedrooms | 2 Baths

Direct slope access from the porch! This 1,161 sq.ft. condo is newly remodeled. This resort getaway home has all the comforts of home plus a six-person Jacuzzi.

MLS#: 1042431

\$299,000



P10 SunRidge

2 Bedrooms | 2 Baths

Beautiful condo with plenty of upgrades. New cabinets, appliances, granite countertops and tiled backsplash. New carpeting and furnishings. Perfect location with slope access.

MLS#: 1020235

\$295,000





Y4 SunRidge

2 Bedrooms | 2 Baths

Highly updated condo right at the edge of Boomerang Trail. Professionally decorated. Beautiful views. Great rental income opportunities!

MLS#: 1016960

\$289,900



Q9 SunRidge

2 Bedrooms | 2 Baths

This 1,161 sq.ft. condo features a fantastic location with ski in/ski out access! Come summer, you're right by the pool. This could be your getaway all year round!

MLS#: 1042203

\$269,000



Y7 SunRidge

2 Bedrooms | 2 Baths

Easy slope access and fantastic mountain views from this two bedroom condo. Updated carpeting. Enjoy a flat screen TV and fireplace in the living room.

MLS#: 1044792

\$229,000



Q6 SunRidge

2 Bedrooms | 2 Baths

Lovely, well-maintained condo with excellent access to and from Village Trail. This 910 sq.ft. home is also close to the pool. Additional living space in the loft.

MLS#: 1039148

\$215,000



O12 SunRidge

1 Bedroom | 1 Bath

This 697 sq.ft. condo features professional decorating, ski in/ski out access and close proximity to the pool. Every season is the perfect time of year in this lovely home.

MLS#: 1042202

\$179,900





X1 SunRidge

1 Bedroom | 1 Bath

Ski-in/ski-out location with spectacular views of the mountains. This one bedroom condo is nicely furnished and features a wood-burning fireplace.

MLS#: 1031485

\$176,500



G1 SunRidge

1 Bedroom | 1 Bath

Charming one bedroom condo featuring slope access and wonderful mountain views. The living room includes a wood-burning fireplace. Fully furnished including washer and dryer.

MLS#: 999890

\$155,000



P12 SunRidge

1 Bedroom | 1 Bath

Well-maintained ski-in/ski-out condo with spectacular views of the mountains and eastern valley. Close to swimming pool and clubhouse.

MLS#: 1003350

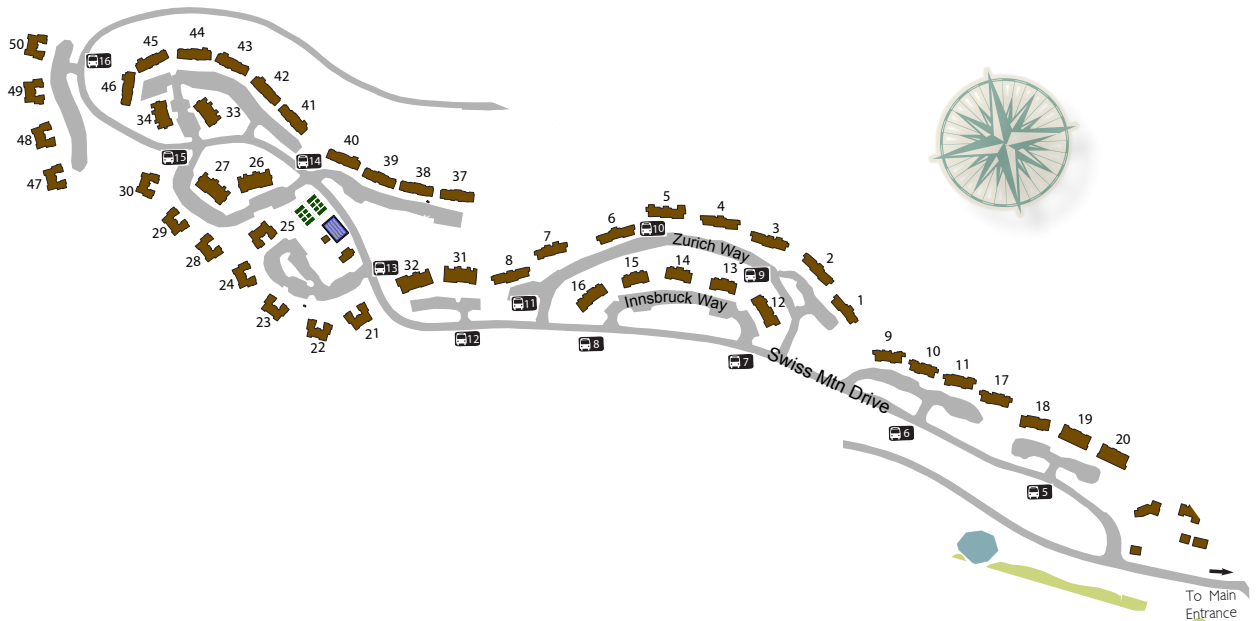
\$152,000





SWISS MOUNTAIN

The 305 condominiums and townhomes of Swiss Mountain are located in a peaceful, private mountain setting located just across from the Seven Springs Golf Course. Residents enjoy a community pool, two tennis courts and shuttle bus service to Seven Springs Mountain Resort.





85 Swiss Mountain

4 Bedrooms | 3.5 Baths

This unique 1,600 sq.ft. townhome has two master suites. This home is an end unit with additional windows for more natural light. Easy access from the parking lot.

MLS#: 1014377

\$279,000



56 Swiss Mountain

4 Bedrooms | 3.5 Baths

Spacious 2,000 square foot end unit with plenty of natural light and a side yard. Beautiful views of the slopes from the living room. Perfect for families and gatherings of friends.

MLS#: 1002192

\$279,000



14 Zurich Way

3 Bedrooms | 2 Baths

Beautifully updated townhome! All-new kitchen plus updated bathroom vanities and flooring. Wood-burning stove for after a day in the snow. Room to add an additional sleeping area.

MLS#: 1044085

\$274,900



4506 Swiss Mountain

3 Bedrooms | 3 Baths

Escape to the mountains and enjoy all the comforts of home in this endearing three bedroom condo. This home features the popular Matterhorn floorplan and has been kept in great condition.

MLS#: 1024126

\$270,000



15 Zurich Way

4 Bedrooms | 2 Baths

Well-maintained townhome. Outdoor siding replaced 2011 with 10-year warranty. Main deck rebuilt with Trex flooring. New windows. Loft finished into additional sleeping are. Great rental potential!

MLS#: 1029503

\$269,000





110 Swiss Mountain

3 Bedrooms | 3 Baths

Fantastic views and a rare Arosa floorplan. There is only one like it currently available. End unit with large deck and main level master bedroom. Close to the pool. Fully furnished!

MLS#: 1044962

\$265,000



4 Zurich Way

5 Bedrooms | 2.5 Baths

Beautifully updated townhome! Kitchen includes new cabinets, countertops, flooring and lighting. Bathrooms updated throughout. Large deck off the back overlooks the slopes.

MLS#: 1028529

\$265,000



18 Zurich Way

5 Bedrooms | 2 Baths

This end unit features plenty of privacy and great views of the slopes. Extra bedrooms in the lower level to accommodate family and friends. Distinctive stone finishes and lots of natural light.

MLS#: 1020246

\$239,000



55 Swiss Mountain

3 Bedrooms | 2 Baths

Charming townhome featuring a wood-burning stove in the living room. Great views of the slopes from the deck. Quick shuttle to the golf course and slopes for year-round family fun.

MLS#: 1026539

\$219,000



10 Swiss Mountain

4 Bedrooms | 2 Baths

This well-maintained townhome is the perfect place to cuddle up with your family after a day in the snow! Wood-burning fireplace. Lots of space for gatherings of friends and family.

MLS#: 1032269

\$212,000





49 Swiss Mountain

3 Bedrooms | 2 Baths

This three bedroom townhome has been recently updated. Fully-remodeled kitchen, new carpeting throughout and new furnishings. Enjoy access to a summer recreation area.

MLS#: 1044610

\$204,000



2204 Swiss Mountain

2 Bedrooms | 2 Baths

Two bedroom condo featuring a wood-burning fireplace in the living room and a deck off the back. Located right next to the pool.

MLS#: 1015212

\$203,900



53 Swiss Mountain

3 Bedrooms | 2 Baths

This townhome has been remodeled and is very well taken care of. Enjoy year-round resort amenities with family and friends.

MLS#: 1003533

\$199,900



4905 Swiss Mountain

2 Bedrooms | 2 Baths

New kitchen, new carpeting and fresh paint. Newer furnishings throughout. Wood-burning stone fireplace in the living room. Large deck off the back.

MLS#: 1002503

\$179,500



2803 Swiss Mountain

2 Bedrooms | 2 Baths

The perfect place for a small family to enjoy the mountains. Easy access condo close to swimming pool and tennis courts. Great rental history. Motivated seller.

MLS#: 1004191

\$179,500





2302 Swiss Mountain

2 Bedrooms | 2 Baths

Renovated condo with open architecture. This home is being sold fully furnished. Just steps away from the swimming pool and tennis courts makes this a year-round mountain getaway.

MLS#: 1009353

\$159,500



3701 Swiss Mountain

2 Bedrooms | 1 Bath

Charming end unit with a large porch and lots of privacy. An extra room has been added. Living room features a wood-burning fireplace. Located near the pool and tennis courts.

MLS#: 1006598

\$155,000



4307 Swiss Mountain

2 Bedrooms | 1 Bath

Affordably-priced two bedroom condo boasting eat-in kitchen with newly-updated cabinets, appliances and countertops. Comfortable living room features a wood-burning fireplace.

MLS#: 989010

\$142,900



3705 Swiss Mountain

1 Bedroom | 1 Bath

Large deck with beautiful slope views. Wood-burning fireplace in the living room. Owners have access to community pool and tennis courts. Golf course is right across the road.

MLS#: 1007803

\$134,000



4505 Swiss Mountain

2 Bedroom | 1 Bath

Warm and inviting condo featuring a closed-in sunroom, which can double as extra sleeping room. Enjoy ample privacy and a ground-level deck.

MLS#: 1006737

\$129,900





4707 Swiss Mountain

1 Bedroom | 1 Bath

This charming, one bedroom condo offers an unmatched setting for privacy and convenience. Fall in love with every season in the mountains!

MLS#: 1020454

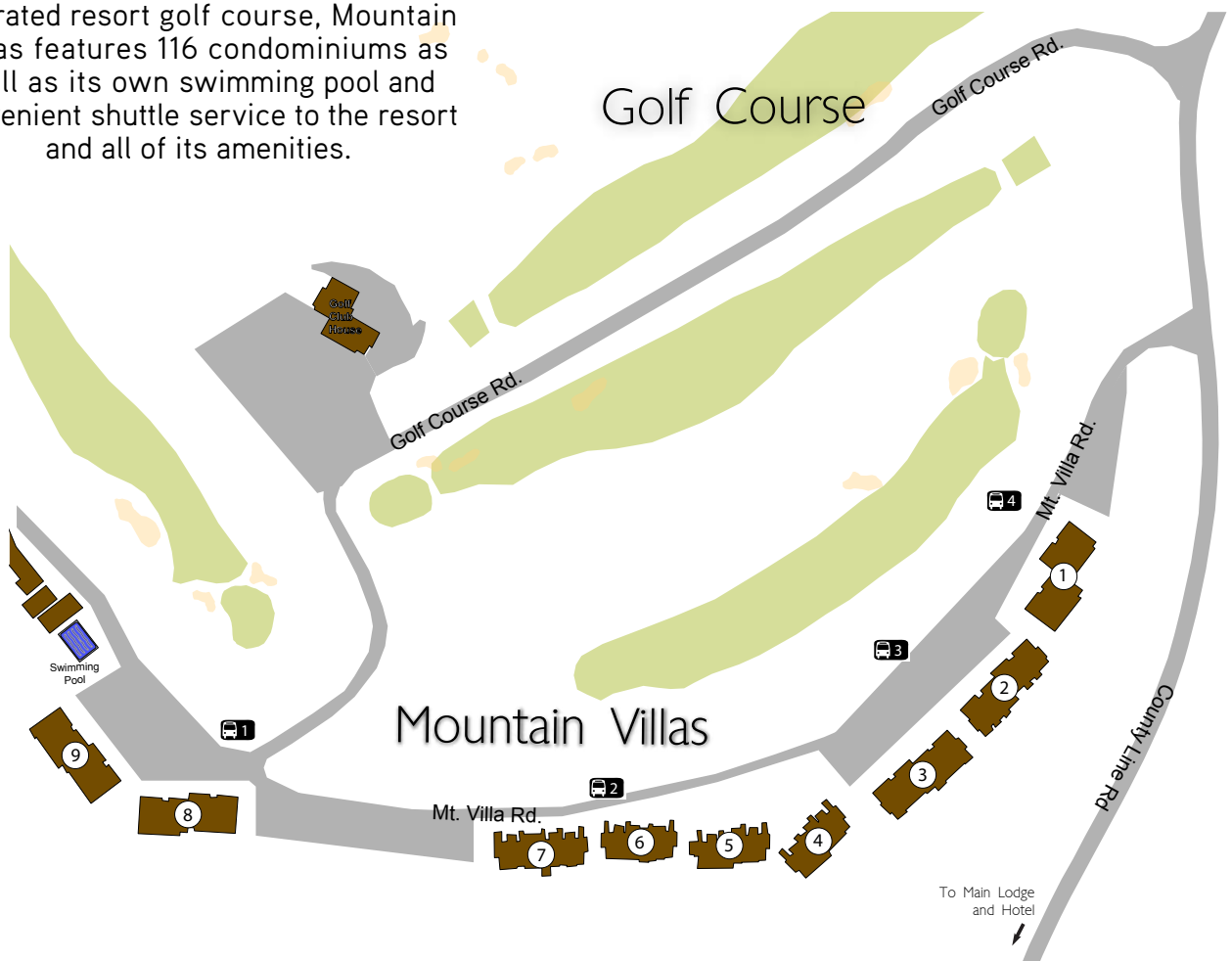
\$119,000





MOUNTAIN VILLAS

Just steps away from Seven Springs' top-rated resort golf course, Mountain Villas features 116 condominiums as well as its own swimming pool and convenient shuttle service to the resort and all of its amenities.





4-2 Mountain Villas

4 Bedrooms | 2 Full, 2 Partial Baths
 This beautiful four bedroom townhome features new carpet and furnishings throughout. The kitchen countertops have been updated and the bathrooms include new vanities. Beautiful views of the slopes.

MLS#: 1024007
\$255,000



5-3 Mountain Villas

4 Bedrooms | 2 Full, 2 Partial Baths
 Spectacular views of the slopes. The loft area is converted into a bunk room for extra sleeping space. This year-round getaway features a large deck off the living room.

MLS#: 1026519
\$258,000



9A3 Mountain Villas

2 Bedrooms | 2 Baths
 This gorgeous condo is completely updated! New granite vanities and countertops, kitchen cabinets, appliances, light fixtures, windows and sliding door. New furnace and hot water tank.

MLS#: 1026941
\$235,000



9D4 Mountain Villas

2 Bedrooms | 2 Baths
 Beautifully decorated two bedroom condo. This home is a golfer's dream. Enjoy spectacular mountain views from the deck.

MLS#: 1029488
\$194,999



3C3 Mountain Villas

2 Bedrooms | 2 Baths
 Updated and extremely well-maintained. Kitchen and baths have been updated. Plenty of windows lend to a bright, open feel. Great slope views.

MLS#: 1027952
\$189,900





SURROUNDING AREAS

In addition to the Seven Springs and Hidden Valley communities, the 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 private place to build your custom dream home for a second home or a full-time residence.



745 McGyver Way

4 Bedrooms | 4 Baths

Beautiful retreat with ample privacy. Features include gated entry w/ camera, vaulted ceilings, radiant heat, stereo sound system, 3 fireplaces, 3 car integral garage plus detached garage and much more!

MLS#: 1006160

\$749,900



151 Rocky Ridge Road

6 Bedrooms | 6 Baths

Unique mountain chalet with spectacular views. Floor-to-ceiling windows. Over-sized fireplace with inserted stove. Granite countertops. Multi-level deck, sauna and hot tub.

MLS#: 1002107

\$599,900





158 Rich Road

4 Bedrooms | 3.5 Baths

Gorgeous timber framed home on 30-acre farm. Spectacular views and plenty of privacy. 60x46 barn. Board and high tensile fencing w/ watering system. Close to both 7S and HV resorts.

MLS#: 1036779

\$584,900



120 Roy Stout Road

5 Bedrooms | 4.5 Baths

Beautiful spacious home just 4.5 miles from Seven Springs. Massive deck and stone porch to enjoy the outdoor setting. This luxuriously furnished home is a turnkey getaway.

MLS#: 1008798

\$495,000



108 Log Cabin Lane

4 Bedrooms | 2 Baths

Fantastic log home situated on Laurel Hill Creek. This well-appointed home features views of the Barronvale Covered Bridge from the privacy of a balcony off the master bedroom.

MLS#: 1023410

\$339,000



1941 County Line Road

3 Bedrooms | 3 Baths

This "House of Glass" features fantastic views of the Laurel Highlands, while still providing ultimate privacy. This mountain chalet includes a wraparound deck, outdoor gas fire pit and a stone fireplace.

MLS#: 1004253

\$295,000



Lot 2 Fire Tower Road

Residential Land: 5 Acres

This lot is located just minutes from both Seven Springs and Hidden Valley resorts. Enjoy breathtaking views and ample privacy. Underground electric is complete. Located across from state game lands.

MLS#: 997218

\$149,000





Lot 7 Fire Tower Road

Residential Land: 6 Acres

Fantastic views! Underground electric is complete. This flat-to-sloping lot is located just minutes from both Seven Springs and Hidden Valley resorts and ready for you to build your dream home!

MLS#: 1041514

\$135,000



645 Ranger Road

Residential Land: 10.965 Acres

Bordering the state forest, this lot in the Skyview community has underground utilities and approved septic. 10 minutes from turnpike and close to Hidden Valley and Seven Springs.

MLS#: 1038091

\$110,000



Lot 209 Shadowbrook Road

Residential Land: 2.8 Acres

Come home to this wooded lot nestled in the established community of Laurel Summit. Located next to Kooser State Park. Very private. Minutes from Seven Springs and Hidden Valley.

MLS#: 1000422

\$69,750



RD #1 Arpad Lane

3 Bedrooms | 1 Bath

Great chalet located in Hungarian Park, just 10 minutes from Seven Springs. Offers access to tennis courts, community center, soccer field and swimming lake. Road and lawn maintained by community.

MLS#: 1006580

\$69,500



Lot 21 Oakridge Drive

Residential Land: 2.5 Acres

Wooded corner lot ready for you to build your dream home in the Mountains! Just minutes from Seven Springs, Ohiopyle and all the wonderful activities that the Laurel Highlands has to offer.

MLS#: 1010665

\$58,000





Indianhead Road

Residential Land: 1 Acre

A perfect place to build your mountain escape in the Laurel Highlands. This lot has a great view and is just a few minutes from destinations like Seven Springs, Hidden Valley and Ohiopyle.

MLS#: 1003786

\$24,500



THE ULTIMATE BACKYARD



HIGHLANDSRESORTREALTY.COM