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On the Market: Four-bedroom townhouse at 165 Main Street in Palm Beach

By Christine Davis
 Marketing Writer

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Photography by Robert Stevens

Michigan snowbirds Tom and Karen Clark had visions of endless retirement days spent in their Palm Beach townhouse adjacent to The Breakers Palm Beach, playing golf on the resort's course and enjoying everything the island had to offer.

But as of yet, they haven't found time to retire – and their sons seem to be the ones who spend the most time on the links during their visits to the island.

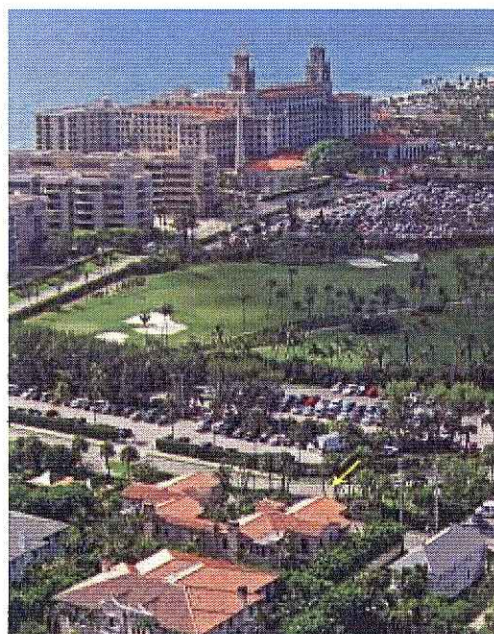
Tom Clark explains that he and his wife attempt to plan regular trips to Palm Beach to escape from the harsh winters in Bloomfield Hills, and they adore their Venetian-style town home at 165 Main St.

But, he adds, "last season, I spent a total of six weeks in Palm Beach. My boys love it, though. They are avid golfers. When we're all in Palm Beach together, I see them in the evening, and when I get up, they are already gone."

That would be Spencer, Scott and Cole, all in their 20s. So at least, someone gets to enjoy Palm Beach in the winter.

And then there's the question of space.

"Two of our boys were here for the holidays, and they brought a friend, and the friend bought a friend," recalls Clark.



(enlarge photo)

An aerial photograph shows the residence's proximity to The Breakers Palm Beach.

Then there's daughter Chandra and her 4-year-old son, Tadich, who are planning a visit at Easter. "And then my (middle) son is pulling up his California roots, and that's another large body to house," he adds.

So although their town home is expansive and their time here is limited, a bigger home is in order. The Clarks' residence is being offered for sale at \$5.2 million by the Palm Beach brokerage of Sotheby's International Realty.

There's a lot to love about the townhouse, Clark says. With 4,098 total square feet of living space, the floor plan includes four bedrooms, five-and-a-half baths, a library, a den and a hydraulic elevator. The residence also boasts an address just down the road from the shops and restaurants of Royal Poinciana Way, the bustling thoroughfare that years ago was named Main Street.

"The location is incredible," Clark says. "Not only are you next to The Breakers, but you go out the door, turn right and you are at the bookstore, then the restaurants, then the ice cream parlor. How great is that? And you can buy socks if you need them, too."

Developed by Ed Cury, the townhouse is a tribute to the high standards of the well-known luxury home builder.

"I saw one of Ed's renovations, and I thought, 'That's nice.' When he began building these townhouses, I did the deal."

He had already been impressed with The Cury Group's emphasis on fine craftsmanship.

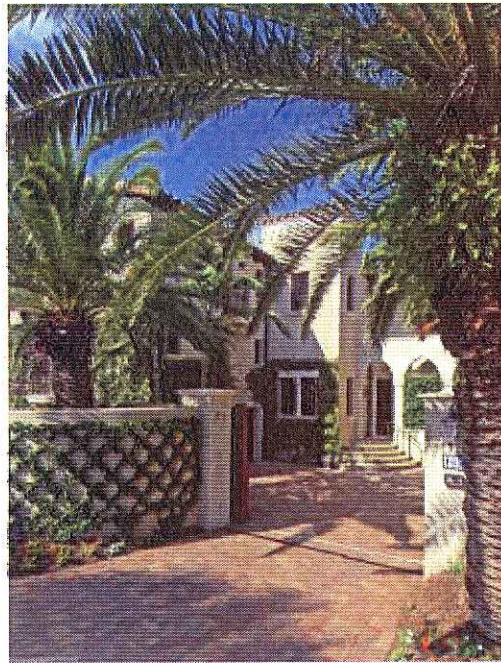
"We had an opportunity to give input, because it was a shell. We were able to work closely with the details – the tiles, the walls, the ceilings, the groin arches, the kitchen. It turned out to be what we would have done from scratch."

A courtyard entry with a fountain leads to a foyer with a pecky-cypress front door and ceiling, coral Keystone walls and stone floors. Just off the foyer is a den, and to the northwest is the living room, where another pecky-cypress ceiling features timbers and corbels. The carved-stone fireplace, meanwhile, is flanked with sculpted lions.

The living room is furnished with a sofa upholstered in soft gold fabric, a drum coffee table and two cane-back armchairs detailed with leather. An ornate iron chandelier provides overhead light.

Framed in mahogany, the living room's three sets of French doors open onto a covered loggia with the pool area just beyond. The doors have arched windows above them – an architectural motif repeated in the triple-arched loggia. Like the other windows and doors in the house, the French doors are fitted with impact-resistant glass.

Separating the living room from the dining room are two sets of Corinthian columns that create a hallway topped by a groin-vaulted ceiling. The dining room itself is crowned with a gold-leafed, dome-like ceiling. The burled-wood dining room table has insets of marble, and around it are placed cane-back chairs.



(enlarge photo)

The front motor court is protected from the street by motorized wooden gates.



(enlarge photo)

The living room features an arrangement of French doors with arched windows above them. The residence is listed for sale at \$5.2 million by the Palm Beach brokerage of Sotheby's International Realty.

A hallway leads to the stairwell and the kitchen, which has top-of-the-line appliances, among them a stainless-steel Wolf six-burner stove and a Dacor oven. Washed-blond-wood custom cabinetry and granite countertops the color of butterscotch set a warm and homey tone. The walls here are faux-finished in butterscotch with rust undertones. Like the rest of the downstairs area, the kitchen has stone floors. A set of French doors opens onto the back courtyard, where the loggia, patio, pool and whirlpool spa invite relaxation.

Off the kitchen is an office/laundry area, and a hallway offers access to the two-car garage.

Halfway up the stairs are double rooms that open to each other, along with a bathroom and closets. The color scheme is cream on cream. One room is set up with a Murphy bed. Both rooms open to a balcony.

Upstairs to the northwest are a guest bedroom and bathroom. The bedroom has white carpeting, an upholstered bed dressed in gold tones, a balcony overlooking the pool, a full bath and a large closet.

Architectural features include mahogany French doors and windows, deep crown molding and a tray ceiling with a cream finish.

Up a few steps and to the northeast, the master bedroom has a stone fireplace and casement windows framed in dark wood. Other features include wall-to-wall carpeting, yellow faux-plasterwork walls and white crown moldings. The generously proportioned room is divided by three square arches that define a sitting area along one wall. A brass bed is dressed in a colorful floral print that sets off the ornate headboard.

The master suite has his-and-her bathrooms and closets. The ceiling in the woman's bath is of special note – it's covered in ornate silver leaf.

To the southeast is the second-floor library and office. It features Mexican tile floors, sand-color faux-finished walls and a pitched pecky-cypress ceiling with corbels. The room is furnished with two armchairs covered in green leather, a dark wood desk and a black leather Chesterfield sofa. A large balcony overlooks the golf course.

The room is Clark's favorite spot, offering a bit of respite when the house is bustling with activity. "The solitude – with all that going on below me," he marvels. "I walk out to the terrace and smoke my cigar, which I shouldn't do but I do. I recommend it to anybody. It's a great style of living."

For information about 165 Main St., call listing agents Toni Hollis at (561) 373-1835 or Gloria Moré at (561) 373-7444.



(enlarge photo)

The loggia's arched colonnade faces the courtyard pool.



(enlarge photo)

A wall with a hedge in front of it affords privacy for the townhouse at 165 Main Street.



(enlarge photo)

French doors lead from the well-appointed kitchen to the pool area. The kitchen has washed-blond-wood custom cabinetry and granite countertops the color of butterscotch.