

1920 HIGH MDW S · THE SANCTUARY



1920 HIGH MDW S THE SANCTUARY



CHRISTIE BROWN SALES AGENT

269.369.2502 mobile

269.469.0700 office

christiebrown@atproperties.com

<https://www.atproperties.com/agents/20327/christie-brown>

@properties | CHRISTIE'S
INTERNATIONAL REAL ESTATE

LP LUXURY
PORTFOLIO
INTERNATIONAL

1920 HIGH MDW S • THE SANCTUARY





1920 HIGH MDW S SOPHISTICATED LIVING. TIMELESS DESIGN.

FEATURES

Experience luxury living in The Sanctuary, one of Southwest Michigan's premier gated communities. Situated on nearly one acre of beautifully landscaped grounds, this exceptional custom residence offers over 5,500 square feet of thoughtfully designed living space blending timeless architecture, quality craftsmanship, and resort-style amenities. Inside, you'll find soaring 12-foot ceilings, maple hardwood flooring, extensive crown molding, custom built-ins, and expansive windows filled with natural light. The walkout lower level, multiple entertaining spaces, and beautifully updated interior create the perfect balance of everyday comfort and upscale living. Outside, enjoy your own private retreat featuring a completely resurfaced resort-style pool with dramatic waterfall, extensive hardscaping, hot tub, and covered outdoor entertaining area designed for relaxing or hosting guests year-round. Located just minutes from Notre Dame, shopping, dining, and the Indiana state line, this remarkable property offers luxury, privacy, and an exceptional lifestyle within The Sanctuary.

- New CertainTeed Highland Slate roof
- Completely resurfaced in-ground pool with waterfall
- Soaring 12-foot ceilings & maple hardwood floors
- Custom built-ins & extensive architectural detail
- Main level spa-inspired primary suite with fireplace
- Walkout lower level with full wet bar



CHRISTIE BROWN SALES AGENT

269.369.2502 christiebrown@atproperties.com
mobile [https://www.atproperties.com/agents/20327/christie-](https://www.atproperties.com/agents/20327/christie-brown)
269.469.0700 brown
office







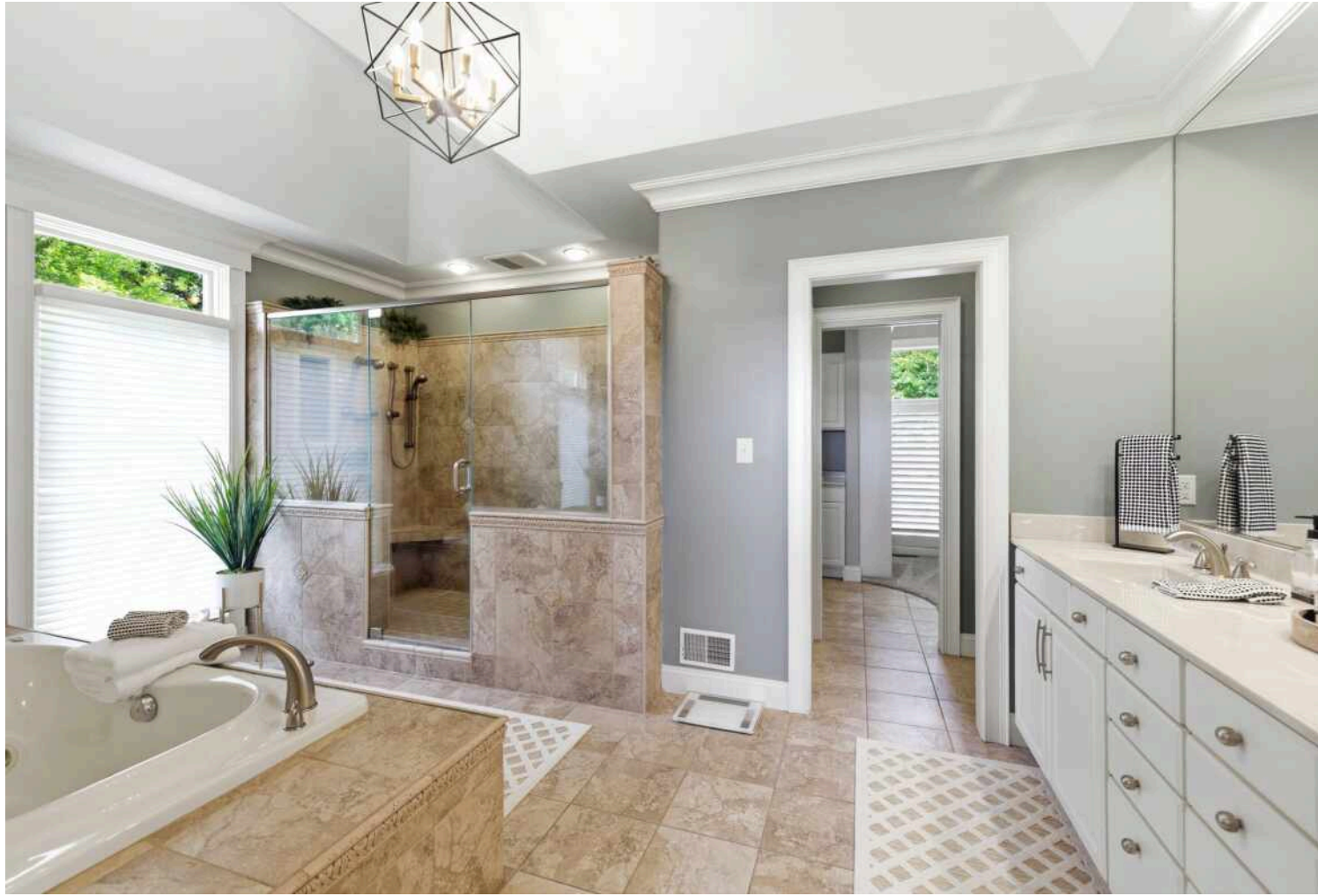
























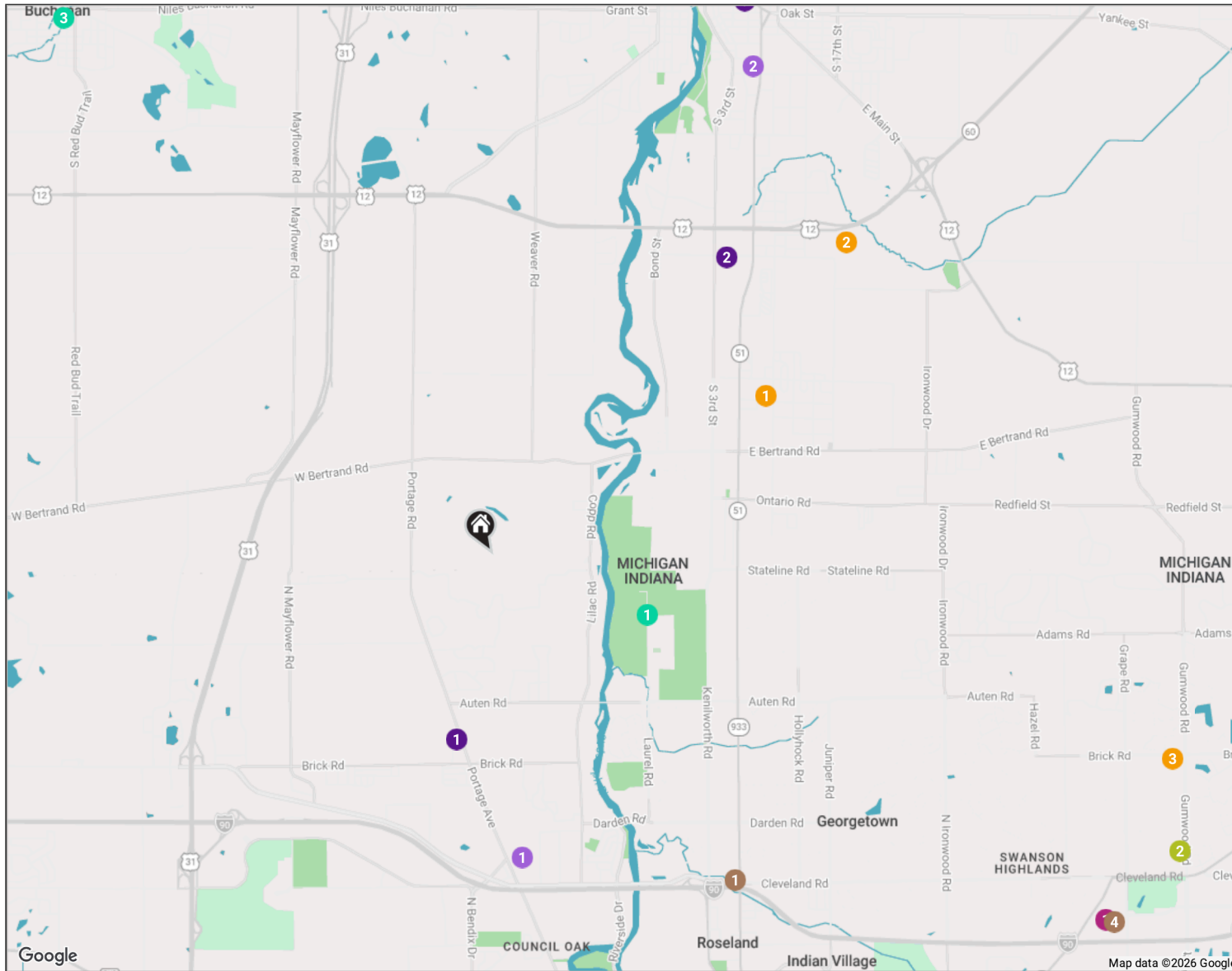






NEIGHBORHOOD GUIDE MAP

1920 HIGH MDW S
22



NEIGHBORHOOD GUIDE

RESTAURANTS _____

- 1 Tippecanoe Place Restaurant
620 WEST WASHINGTON STREET,
6.2 MI
- 2 Cafe Navarre
101 NORTH MICHIGAN STREET, 6.3 MI
- 3 Cinemark South Bend and SCREENX
910 WEST EDISON ROAD, 6.7 MI

COFFEE _____

- 1 Starbucks Coffee Company
52991 NORTH DIXIE WAY, 3.4 MI
- 2 Chocolate Cafe
4667 PROGRESS DRIVE, 4.4 MI
- 3 Decio Café
221 SAINT JOSEPH DRIVE, 5.2 MI
- 4 Barnes & Noble
6501 GRAPE ROAD, 6.0 MI

SHOPPING _____

- 1 Apple University Park Mall
6501 GRAPE ROAD, 6.0 MI

GROCERY _____

- 1 Meijer
3600 PORTAGE ROAD, 2.5 MI
- 2 Martin's Super Market
720 SOUTH 11TH STREET, 4.6 MI
- 3 Whole Foods Market
4230 GRAPE ROAD, 7.0 MI

GYM _____

- 1 Niles-Buchanan YMCA
905 NORTH FRONT STREET, 5.4 MI
- 2 balance
7320 ASPECT DRIVE SUITE 200, 6.2 MI

MEDICAL _____

- 1 Beacon Medical Group
710 NORTH NILES AVENUE, 5.9 MI

SCHOOLS _____

- 1 Brandywine Elementary School.
2428 SOUTH 13TH STREET, 2.6 MI
- 2 Brandywine Middle/Senior High School
1700 BELL ROAD, 3.9 MI
- 3 Granger Christian School
52025 GUMWOOD ROAD, 5.9 MI

ENTERTAINMENT _____

- 1 University of Notre Dame
HOLY CROSS DRIVE, 4.9 MI

AIRPORTS _____

- 1 South Bend International Airport
4477 PROGRESS DRIVE, 4.0 MI

PARKS _____

- 1 St. Patrick's County Park
50651 LAUREL ROAD, 1.4 MI
- 2 Lincoln Plaza Park
1601 RYER STREET, 4.6 MI
- 3 Buchanan Common
121 SOUTH OAK STREET, 5.7 MI
- 4 Niles Ave Dog Park by David Matthews
721 NORTH NILES AVENUE, 5.8 MI
- 5 Fernwood Botanical Garden
13988 RANGE LINE ROAD, 7.7 MI

SERVICES _____

- 1 Clay Fire Station 23
51775 PORTAGE ROAD, 1.5 MI
- 2 Niles Charter Township
320 BELL ROAD, 3.1 MI
- 3 United States Postal Service
741 BROADWAY, 5.0 MI

NO REPRESENTATIONS ARE MADE REGARDING THE ACCURACY OF THE INFORMATION PROVIDED.
ALL DATA IS SUBJECT TO CHANGE AND SHOULD BE VERIFIED WITH LOCAL SOURCES.

@properties® | CHRISTIE'S
INTERNATIONAL REAL ESTATE

Leading REAL ESTATE
COMPANIES
OF THE WORLD®

LP
LUXURY
PORTFOLIO
INTERNATIONAL

