

Property Features

68405 Fryrear Road, Sisters OR

81.79 Fully Fenced Acres with 35 acres of Irrigation
Panoramic Cascade Mountain Views
Expansive Manicured Lawn | Large Aerated Pond | Sandy Beach
Northwest Style Custom Home, extensively remodeled in 2013
5 bedrooms | 5 baths | Media Room | 5,484 square feet
4 car attached garage | Fully Landscaped
2600 ft Hobby Barn | 2600 ft Shop | Large Guest Space upstairs

Property Details

Entry

- Gated Entry, long paved drive to a circle, landscaped with lighting
- Grand Portico, double door entry, massive beams, designer transom windows
- Old growth landscaping includes Junipers, Pines and Spruce

Great Room

- Dramatic, vaulted great room with extensive use of large wood beams
- Huge wood wrapped windows that showcase the mountain views
- Floor to ceiling River Rock Fireplace
- Wide plank hickory flooring
- Two set of Glass French Doors open to expansive covered back patio
- Ambient uplighting
- Custom Built In Cabinetry
- Automatic Blinds
- Black wrought iron stair railing
- Large double coat closet

Kitchen

- Chef's Kitchen with double island, both with bar seating
- Granite and marble surfaces
- Custom two toned cabinetry
- High end appliances include double ovens, six burner gas range, Sub Zero

refrigerator, Bosch dishwasher, beverage fridge, warming drawer

- Bar sink with butcher block counter
- Two bay picture windows, wood stove and desk

Dining Room

- Spacious area with room for a large table
- Flows from kitchen with wall of Custom Built ins
- French Doors open to patio

Laundry/Mud Room

- Washer and Dryer included
- Large Food pantry
- Floor to ceiling built ins for extra storage

Primary Suite

- Upstairs with vaulted ceilings, ceiling fans
- Huge windows to capture the mountain views
- Cozy gas fireplace
- Automatic blinds with remotes
- Built in bench, bar sink
- Custom built in shelving and cabinetry
- Large Walk In Closet
- Luxury Bath has Carrera marble surfaces, double vanities
- Soaking Tub, mountain views and large tiled shower
- Radiant floor heating

Guest Room #1

- Spacious with walk in closet
- Ensuite Bath
- Marble Surfaces

Guest Room #2

- Spacious with walk in closet
- Ensuite Bath
- Marble Surfaces

Media or Bonus Room/Secondary Primary Suite

- Barn wood door downstairs for separation, barn wood walls
- Ensuite Bath
- Walk In Closet

- Huge attic space for storage

Outdoor Space

- Covered patio with exposed aggregate
- Pergola with hanging Basket Chairs
- Built in Fire pit with gas starter
- Gas BBQ
- Hot Tub

Additional Features

- HVAC has 4 zones (2 separate) all with updated service
- Central Vacuum
- Smart Home with Control 4 System on both floors
- Four water heaters
- Starlink for Internet
- EFU zoned and currently in Farm Deferral for lower taxes
- EV Charger in the 4 car garage

Shop/Hobby Barn Details

Barn - Approximately 2,500 square ft

- 4 - 12 X 12 Stalls with mats, automatic waterers, feeders and runs
- Wash rack with hot and cold water and infrared heater
- Bathroom with sink and toilet
- Fully finished Tack Room

Shop - Approximately 2,500 square ft

- 4 - 14 ft RV doors, three are automatic, one is manual (between horse barn)
- Covered overhang with brick flooring for extra parking
- Epoxy floors
- Built in cabinets with steel countertops
- Large gas heater
- Washer, dryer and sink
- Wine storage

• Upstairs Artist Studio

- Approximately 1,444 ft of additional space
- Huge Deck overlooking the outdoor arena and Cascade Mountain range

- LVP Flooring
- Large tiled shower
- Two Mitsubishi mini splits
- Farm sink, appliances, closet
- 1,450 additional unfinished space on the opposite side
- Bathroom with sink and toilet

Additional Features

- Round Pen
- Full size outdoor riding arena with 3 rail fencing and excellent sand footing
- Dry paddocks for horses, cows or other animals
- Loafing shed
- Chicken Coop
- Hay Barn
- Mile long hack track that borders the edge of the property
- Wheel lines for hayfield irrigation
- RV Hooks ups
- Irrigation rights are Senior 1895 water rights from Three Sisters Irrigation District