



# The Homes at Perry Cabin

St. Michaels, Maryland

The Homes at Perry Cabin is a preserve of 50 townhomes on 27 acres in St. Michaels, Maryland. Our tranquil waterfront setting is adjacent to the elegant Inn at Perry Cabin and surrounded by 90 acres of organically farmed land held in a permanent conservation easement prohibiting any encroaching development in perpetuity.



## THE PROPERTY

Within the town limits of St. Michaels, the community consists of more than 27 acres of well-maintained lawns, a secluded beach along the Miles River, wetlands and forests. Eagles, herons, osprey, fox, deer, rabbits, swans, ducks and geese abound. Half of our Homes overlook St. Michaels harbor, the Inn at Perry Cabin and the Chesapeake Bay Maritime Museum. The other half view protected wetlands and the Miles River.

## THE HOMES

The Homes at Perry Cabin are Tidewater-style brick and lap siding townhomes, ranging from two bed / two and a half bath homes to four bed / four and a half bath. Each home has a rear or side deck, many of which have been converted to sunrooms or part sunroom / part outdoor deck.

### AMENITIES INCLUDE:

- Extensive dock area for boating, fishing, crabbing, kayaking, paddle boarding and other water sports.
- Deep water slip for each home with access to town water and 50 amp electrical service. Can accommodate boats up to 40' with a 13' beam.
- Storage racks for kayaks and paddle boards are located near the waterfront.
- Two regulation synthetic tennis courts.



## MAINTENANCE AND UPKEEP

The Homes at Perry Cabin are fee simple homes on their own lots. They are not condominiums. However, while Homeowners are responsible for the exterior maintenance of their homes and their foundation plantings; all other areas in the community are maintained by the HOA, including the roads, landscaping, docks and tennis courts.



## *Why just vacation in St. Michaels when you could call it home?*

### UNIQUE LOCATION

Founded as a shipbuilding town in the late 1700's, St. Michaels remains an active port on the Miles River, on Maryland's Eastern Shore. Its close proximity to Washington DC, Philadelphia and Baltimore makes St. Michaels an ideal area for those seeking refuge from the city, but still desiring its amenities. St. Michaels is in prestigious Talbot County on the Shore. With hundreds of rivers and creeks, Talbot has more waterfront than any other county in Maryland and contains hundreds of striking waterfront estates.

For those interested in long-term travel, a second home, or just living full-time in an estate-like environment without the hassle of landscaping responsibilities, The Homes at Perry Cabin offers an ideal living arrangement. A modest monthly fee covers maintenance of the community docks, landscaping, roads, tennis courts, snow removal and reserves.

The land on which The Homes at Perry Cabin sits is part of an original land grant from the English Crown to the New World. The land changed over time from a private home to a working farm, and now is made up of the Inn, The Homes at Perry Cabin and an organic farm. The farm which surrounds The Homes is held in permanent conservation easement, prohibiting any encroaching development in perpetuity.



## WHY ST. MICHAELS?

Why does *USA Today* rate St. Michaels one of the top ten small coastal towns? Why does every East Coast cruising guide consider the town a premier boating destination? Why do *Active Woman Traveler* and *Washingtonian Magazine* describe St. Michaels as an excellent bicycle touring area? Why is the town a must-see vacation attraction in any mid-Atlantic tour guide, including *1000 Places to See Before You Die*?

Perhaps because its Victorian homes, red brick sidewalks, and boutique shops retain the look and feel of its 18th and 19th century seaport roots. Perhaps because of the excellent restaurants and B & Bs. Perhaps because of the amazing events drawing visitors from all over the country—WineFest, Concours d'Elegance, annual biking and running events, Antique & Classic Boat Festival, Plein Air events and Christmas in St. Michaels. Whatever the reason, St. Michaels is a place people dream of visiting and a lucky few make it their home.



## INN AT PERRY CABIN

The Belmond Inn at Perry Cabin is a 4.5 star luxury hotel and spa connected by a footbridge to The Homes at Perry Cabin. It is a major getaway and wedding destination, helped in part by the filming of *Wedding Crashers* on its grounds. [www.belmond.com/inn-at-perry-cabin-st-michaels/](http://www.belmond.com/inn-at-perry-cabin-st-michaels/)

## MARITIME MUSEUM

Across Fogg Cove from The Homes at Perry Cabin sits the Chesapeake Bay Maritime Museum, which houses the world's largest collection of Chesapeake Bay boats and provides interactive exhibits in the 35 buildings which dot its campus. [www.cbmm.org](http://www.cbmm.org)

## OTHER AREA ATTRACTIONS

### Talbot Country Club

[www.talbotcc.com](http://www.talbotcc.com)

### Classic Motor Museum

[www.classicmotormuseumstmichaels.org](http://www.classicmotormuseumstmichaels.org)

### Miles River Yacht Club

[www.milesriveryc.org](http://www.milesriveryc.org)

### Hog Neck Golf Course

[www.hogneck.com](http://www.hogneck.com)