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Construction underway on Breckenridge's largest ever single-family home



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Groundbreaking began March 19 on what will be the largest single-family home ever built in Breckenridge. The Bennett Residence, a 15,000-square-foot custom home designed by Michael F. Gallagher Architect and built by Double Diamond Property & Construction Services, is being built in the Shock Hill neighborhood. "This is an incredible home and a great economic boost for the town of Breckenridge," said Michael Gallagher, the architect for the project. "There aren't many projects of this size and scope being built these days, so it's particularly gratifying to see the economic impact this project will have. Permits and other fees are over \$45,000 alone. The owner, Mr. Bennett, seriously considered building in several different resort areas but he liked Breckenridge's proximity to Denver and the access to the Breckenridge Nordic Center right out his door. We're very happy he is able to build his dream vacation home here." Gallagher and builder Arnie Surdyk of Double Diamond Property & Construction Services of Breckenridge estimate that they will hire over 20 subcontractors and approximately 100-150 construction workers. They plan to work with as many Summit County companies as possible. The home will take at least 20 months to complete. "The owner is very enthusiastic about hiring local workers and using Colorado materials whenever possible," said Gallagher. "All of the cabinets are being fabricated in Leadville by Cutting Edge Woodworking. Our stone and wood flooring is being sourced through Telluride Stone Company. We hope to buy most of our construction materials in Colorado."

The showcase custom home is being built on a site of just over an acre, with a building envelope of 11,000 square feet. "Getting a home of this size, with a two-lane bowling alley and large garage to fit the allowable building envelope was quite challenging," Gallagher said. "The home is basically a three-story home, but technically there are seven different levels, with five bedrooms and eight baths. The rooms are rather large and the entertainment facilities are quite generous. There is the bowling alley, an audiophile listening room with a projection screen TV and lounge area around the

fireplace. There is also a game room that includes pool, foosball, shuffleboard, poker, a bar and a wine cellar. All of the bedroom suites are as large as master suites in most homes in Breckenridge." Other features of the home include an elevator, a separate catering kitchen, both downhill and Nordic ski rooms, a private library, a drying closet, hot tub, sauna, steam room and three laundry facilities.The home features an oversized three-car garage and an outdoor living room with a fireplace and grilling kitchen, plus numerous open patios and covered decks. "With a home of this size, it is important to keep everything feeling connected and keep some areas intimate. We worked very hard to make sure the design feels like a home and feels comfortable for the owner, his family and guests. The design was inspired by the grand lodges of the western national parks as well as Adirondack camps." "We worked very closely with the town of Breckenridge to minimize the environmental impacts a home of this size will have," continued Gallagher. "For example, the site will have 11 geothermal wells, each 400 feet deep, which will be used to heat the home. The home will have the very best insulation and the most efficient mechanical products available today." "It's an exciting project for myself and for the Town of Breckenridge," Gallagher said. "We hope this will spur other projects in Summit County and breathe some life into the construction industry."