



THE CARRIAGE HOUSE

AT HARKNESS MEMORIAL STATE PARK



LARGE SEASIDE COMPLEX WITH VARIETY OF SPACES

The Carriage House was part of the support complex of the Harkness family's summer home, set on over 200 acres on the shore of Long Island Sound. It includes stables, residential space, a bowling alley and a squash court. Open-ended concepts that meet the goals and criteria in the Request for Information are welcome. Potential partnerships might include the creation of event function space, overnight accommodations or other uses. It also could be managed in conjunction with the events hosted at the Mansion and/or similar uses of the farmhouse and other buildings in the park .

LOCATION



276 Great Neck Road
Waterford, CT
06385

[VIEW MAP](#)

FEATURES

- Bowling alley
- Squash court
- Large open space
- Horse stalls
- Restrooms
- Residential space
- Turntable
- Unique architectural features

Details on next page [→](#)

PROPERTY INFORMATION

The Harkness family's summer estate had the need for staff residences and storage for carriages and their driving horses. The Carriage House served that purpose and then some with a bowling alley, squash court and hall for dancing.

The elegance and opulence of the mansion was paired with the functionality and enjoyment in the Carriage House.

CAPITAL INVESTMENT

The State has made investments in the building in recent years, but significant additional capital investment will be required, depending on the planned use.

PROPERTY DETAILS

Square Feet: 21,896

Number of Floors: 2.5

Construction Type: Stucco

Designated Accessible: No

Electrical: Eversource

Water: Town

Natural Gas: N/A

Propane: N/A

Oil: N/A

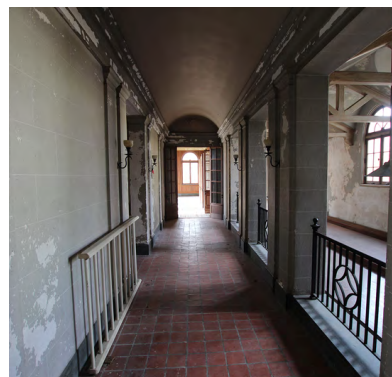
Air Conditioned: No

Roof: Clay/Tile

Security System: No

Hot Water: N/A

Sewer: Sewer



CONTACT US TODAY TO SCHEDULE A VISIT:

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VISIT OUR WEBSITE FOR MORE INFO:

Portal.ct.gov/DEEP-Parks-Partnerships



Connecticut
State Parks





Courtyard



Gathering room



Bowling alley



Hallway



Squash court



Stables



Bathroom



Furnace