

# Extraordinary Oyster Harbors Estate



## 14 Indian Trail, Oyster Harbors, Osterville

<b>Price</b>	\$ 10,500,000
<b>Rooms:</b>	Seven
<b>Bedrooms:</b>	Five
<b>Bathrooms:</b>	Three Full, Two Half
<b>Living Area:</b>	3,087 square feet
<b>Assessment:</b>	\$ 6476,100 / 2026
<b>Acres:</b>	1.78 Acres
<b>Year Built:</b>	2004
<b>Heating:</b>	Hot Air / Oil
<b>Cooling:</b>	Central AC
<b>Water:</b>	Town
<b>Sewer:</b>	Private
<b>Association:</b>	\$ 4,975 / 2026
<b>Taxes:</b>	\$ 52,806 / 2026

A discreet treasure in one of Cape Cod's most prestigious enclaves, this exceptional waterfront property offers rare access to legacy, lifestyle, and limitless potential. Originally part of a historic compound long held by the Mellon family and now by noted philanthropist and collector William Koch, the property stands as a rare opportunity to own a slice of coastal legacy. This waterfront estate offers 1.78 acres of private grounds, a beautifully preserved five-bedroom residence, and a substantial deep-water dock with direct access to Nantucket Sound—accommodating six or more vessels with ease.

Inside, the home exudes understated charm with a seamless connection to outdoor living—screened porch, expansive deck, and water views from most rooms. A welcoming main-level primary suite with adjoining study anchors the floor plan, while the heart of the home features a stone fireplace, an open-concept kitchen, and a screened porch that opens to an expansive deck—perfect for entertaining or quiet reflection. Upstairs, guest bedrooms are enhanced by gracious proportions and stunning vistas.

With additional buildable parcels from the same legacy estate also available, this is a rare opportunity to establish a private compound in one of New England's most exclusive waterfront enclaves. A sanctuary of coastal beauty and historic significance, all within the beloved village of Osterville—home to world-class golf, protected waters, and the timeless allure of Cape Cod.

The information contained herein has been obtained through sources deemed reliable but cannot be guaranteed as to its accuracy. Buyers are encouraged to do their own due diligence through independent verification.



LUXURY COLLECTION<sup>SM</sup>

**BERKSHIRE  
HATHAWAY**  
HOMESERVICES

ROBERT PAUL  
PROPERTIES





*Directions: Bridge Street to the Oyster Harbors Gatehouse.*

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**Exclusively Represented by**

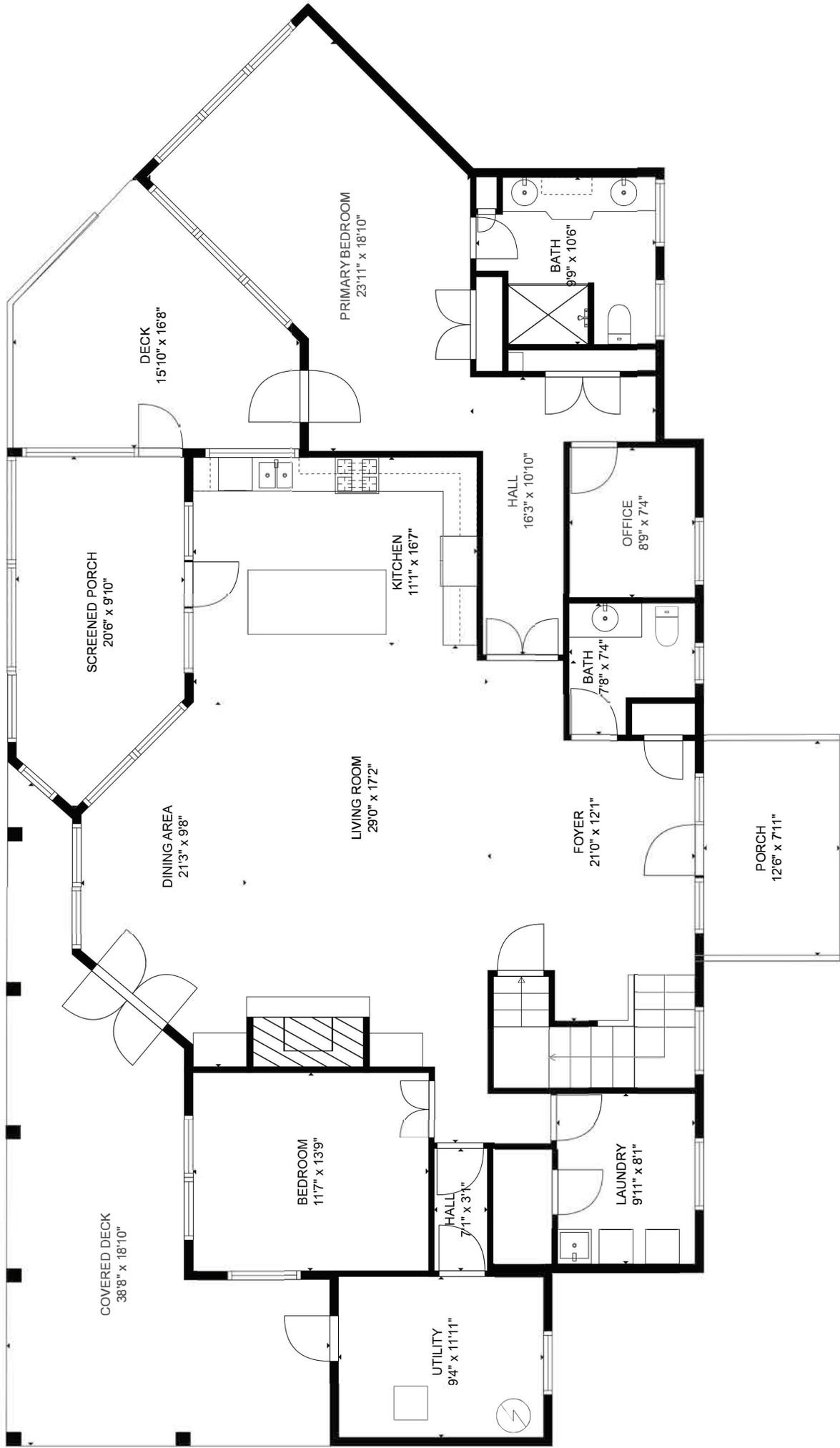
**Robert B. Kinlin**

RKinlin@robertpaul.com - 508.648.2739

www.RobertKinlin.com

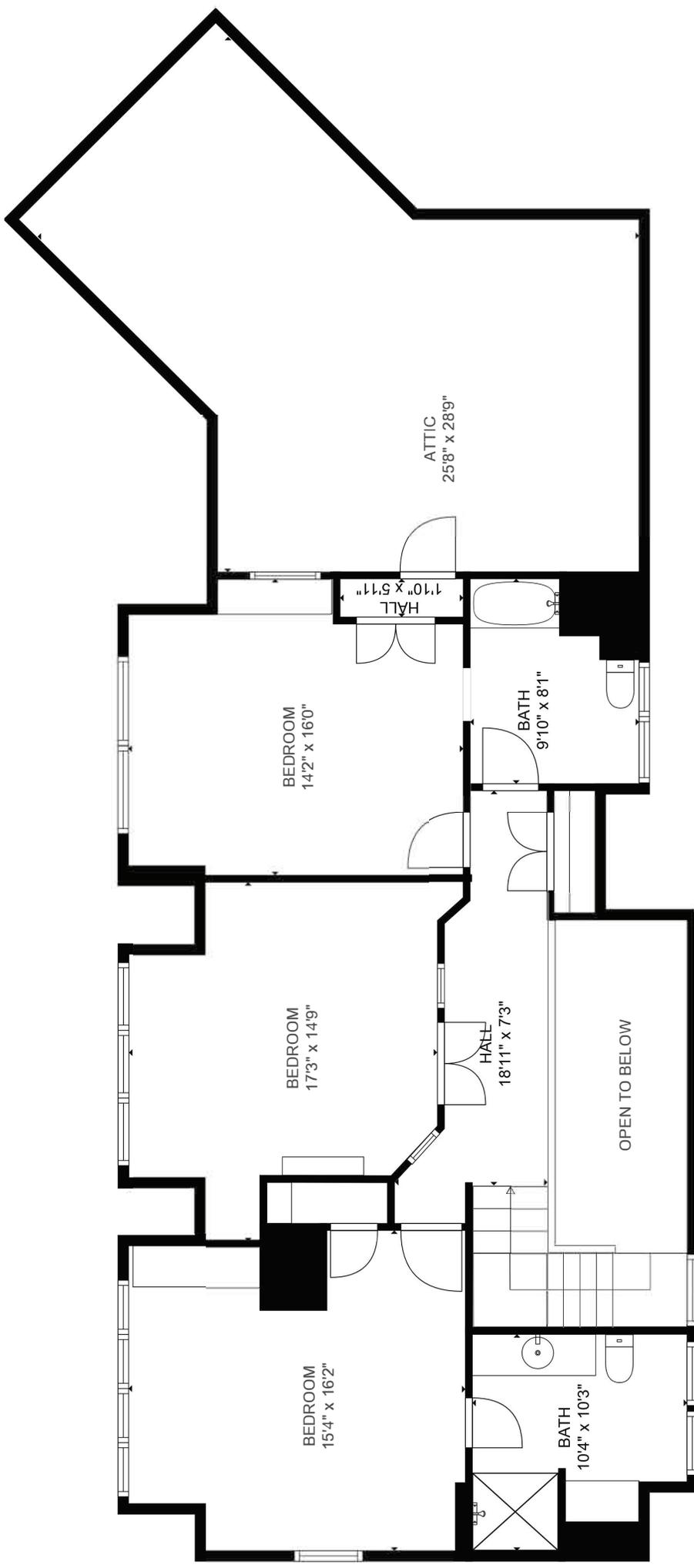
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14 Indian Trail  
 Oyster Harbors, Osterville  
 Main Level

FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



14 Indian Trail  
 Oyster Harbors, Osterville  
 Upper Level

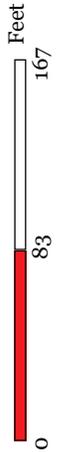


Legend

Road Names



Map printed on: 6/2/2025



Approx. Scale: 1 inch = 83 feet

This map is for illustration purposes only. It is not adequate for legal boundary determination or regulatory interpretation. This map does not represent an on-the-ground survey. It may be generalized, may not reflect current conditions, and may contain cartographic errors or omissions.

Parcel lines shown on this map are only graphic representations of Assessor's tax parcels. They are not true property boundaries and do not represent accurate relationships to physical objects on the map such as building locations.



**Town of Barnstable GIS Unit**  
 367 Main Street, Hyannis, MA 02601  
 508-862-4624  
 gis@town.barnstable.ma.us