



SARAH BERNARD
REALTY TEAM

Powered by RedKey Realty Leaders

VACATIONER'S GUIDE



O U R M I S S I O N

Our philosophy is simple:

CLIENTS COME FIRST

We pledge to be in constant communication with our clients, keeping them fully informed throughout the entire buying, selling, vacation rental, and property management process. We believe that if you're not left with an amazing experience, we haven't done our job.

*We don't measure success through achievements and awards,
but through the satisfaction of our clients.*

A B O U T



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We understand that planning that perfect vacation is more than just booking a reservation: it's a time to recharge and take a break from life's hectic pace. That's why our team is dedicated to providing exceptional, personalized service for all of our clients. We take great pride in the relationships we build and will always work relentlessly on your behalf to help you achieve your getaway goals.

THE SARAH BERNARD REALTY TEAM

Sarah and her team are among the very top Realtors in the area who have not only helped buyers and sellers achieve their dream of luxury living, they've also helped hundreds of people find that perfect vacation getaway.

Sarah's personal mission is to provide unparalleled assistance to her clients, which is why she's brought together a team of skilled professionals who have a singular focus: you. Whether you are ready to book your vacation chalet, sell your current house, are looking for the perfect next home or even a weekend vacation home or investment property, Sarah and her team will create a professional marketing plan for your home with the objective of a quick and efficient sale. If you are in the market for a new home, we'll look at trends, neighborhood comparables (comps) and sales history on the home of your choice so that, together, we can negotiate a successful purchase.

Sarah is a lifelong resident of St. Louis and she brings a superior marketing and business background to all of her real estate dealings. But top-notch customer service is what really sets Sarah and her team apart. When you work with the Sarah Bernard Realty Team, you get Sarah plus the whole team that stands behind her: marketing specialists, administrative support, chalet-rental concierge experts, and buyer specialists, all here for you. Phone calls get returned. Emails get answered. Texts get replies. Fast. That's the benefit of a team approach.

Today's buyers and sellers need a trusted resource that can guide them through the complex world of real estate. With their extensive knowledge and commitment to providing only the best and most timely information to their clients, Sarah and her team are your go-to source for real estate industry insight and advice.

The Sarah Bernard Realty Team specializes in the central-corridor neighborhoods from the Central West End to Lake St. Louis, as well as in weekend homes at Innsbrook Resort.

POWERED BY REDKEY REALTY LEADERS

Providing excellent servant leadership to our clients through high-tech and high-touch services, RedKey Realty leaders is a group of experienced and passionate real estate professionals. We are dedicated to our people, our profession and the wonderful community of St. Louis!

RedKey is the only independent real estate brokerage in the top 10 in market share in the St. Louis area. RedKey has consistently and significantly out-performed the market in both closed sales volume and days on market.

OUR SERVICES



WHAT WE PROVIDE

The Sarah Bernard Realty Team acts as a trusted partner and friend during your real estate experience. We strive to provide unparalleled assistance to our clients, whether you are ready to sell your current house, looking for the perfect next home or even a weekend vacation home or investment property. We are happy to offer you a free consultation anytime to discuss your interests.

TERRITORY EXPERTISE

Our team specializes in the Central Corridor neighborhoods of St. Louis and in weekend homes at Innsbrook Resort. Sarah Bernard is a Certified Luxury Home Expert with the International Luxury Home Institute and a Certified Resort and Second Home Specialist with the National Association of Realtors.

MARKETING

When we work together to sell your home, we will create a professional marketing plan for your property – including pricing, staging, any improvements or maintenance needed and the best online presence – with the objective of a quick and efficient sale. If you are in the market for a new home, we'll analyze your needs along with current trends, neighborhood comps and sales history on the home of your choice and together negotiate a successful purchase.

[Book Your Stay Today!](#)

OUR SERVICES



CLIENT CARE SERVICES

The advantage to working with a team is the high level of support. And we have some of the best support in the industry. You'll be provided with steady communication, dependable information regarding the chalet rentals as well as the housing market, and the expertise to provide a smooth and effortless transaction. Following our first conversation, we will be your go-to resource for anything home or vacation rental related.

VIP PROGRAM

Once you become a client of the Sarah Bernard Realty Team, you are part of our VIP Program. Every client receives personal and regular communication by our team. As a VIP, you will have weekday access to a notary located in our office; use of conference rooms, office services such as copying and faxing; personal invitations to our special events such as our Movie Day; holiday treats such as Thanksgiving pumpkin pies, client parties, and more!

CHALET RENTAL MEMBERSHIP

Whether you want to get out to Innsbrook more without the responsibility of ownership or if you've been thinking about making more time for regular getaways, we have a Chalet Membership Club, exclusive to Sarah Bernard Vacation Chalets at Innsbrook that gives you significant savings and a host of benefits. *See page 12 for more information.*

*We feel honored you have chosen us to walk you through this process.
As a small business, your loyalty means the world to us. We look forward to working with you!*

OUR VACATION PROPERTIES AT INNSBROOK RESORT

CHALET RENTALS

Sarah Bernard Chalets offer beautiful Innsbrook Resort vacation properties that are truly one of a kind. Each chalet is unique in style and sleeping capabilities (from 2 to 9 people) with fireplaces, central heating and cooling, grills, outdoor dining, and sitting areas. Most are even dog-friendly!

All chalets are near each other, so they are perfect as a wedding party getaway, for seasonal family reunions, girlfriend weekends, couples golf, or business retreats.

A PEACEFUL GETAWAY NEAR ST. LOUIS

In an hour from downtown St. Louis or 3 hours from Kansas City, you can be transported to the serenity of a woodland, lakeside retreat that's closer than you could've ever imagined.

Enjoy a long weekend or an entire week luxuriating in the gifts of nature at Innsbrook Resort – the most perfect place to celebrate a birthday, anniversary, girls' or guys' weekend, or simply spend time with someone special – maybe even escape by yourself for some R&R or get some much – needed work accomplished.

The gated, Audubon-certified 8000 acres and 100 lakes offer the most relaxing, nature-inspired getaway in the Midwest – it's one of our best-kept secrets!

AMENITIES

Innsbrook has a vibrant community and features a wide range of amenities, for guests of all ages, including:

- Boutique with resort items and gifts
- Fitness center
- 18-hole golf course and driving range
- Golf pro shop
- Tennis courts
- Outdoor swimming pool/lazy river
- Poolside grill
- Hiking trails
- Public sand beaches and swim docks
- Kayaks and/or paddle boats at our properties
- Horseback riding/trail riding

- Clubhouse with full-service restaurant and bar
- Country store
- Concert venue
- Public playground
- Sand volleyball court
- Basketball and pickleball courts
- Chess/shuffleboard
- Fishing with bass, bluegill, green sunfish, and paddlefish

AND MORE ...

- Visit the Log Cabin near Alpine Lake Dam
- Enjoy the resort's Chamber Music Festival in June
- Take in the outdoor Summer Breeze Concert series
- Check out the free library with books, movies, and puzzles
- Let your dog roam free at Lachen Dog Park
- Look at the stars
- Cuddle by the fire, watch a movie, finish a puzzle, play board games, cook a gourmet meal, and spend time with family and friends



[Book Your Stay Today!](#)

"We turned off the phones, had no distractions, and enjoyed total peace, quiet, and seclusion."



CONCIERGE SPECIALIST



Innsbrook Resort and Sarah Bernard Chalets offer full-service, upscale accommodations, planning, and concierge services. From kitchens with all the supplies for making a great meal to the firestarters needed for the fireplace to kayaks waiting on the dock, we take care of all the details to make sure you have everything you need for your relaxing vacation.

Is there something you'd like or do you need help planning? Let us know. Our concierge services will make you want to come back again and again.

"Perfect driving distance for us, fantastic setting, beautiful fall leaves. The kids didn't want to leave and asked if we could move in."

OUR CHALETS



1716 TREETOP GETAWAY CHALET

This 1 bedroom/1 bathroom nature-inspired chalet was designed as a romantic haven for very special occasions. The chalet includes:

- Room to sleep 4
- Master bedroom suite with jetted bath, his and her sinks, and separate shower
- Outdoor gas grill
- Living room with a beautiful stone wood-burning fireplace and home theatre system
- Upstairs loft for additional entertainment, yoga, and sleeping space
- Wi-Fi, satellite TV and two kayaks
- Large deck and screened-in porch



1717 LAKESIDE CHALET

Recently redecorated, this chalet features 3 bedrooms/2 bathroom and is on Lake Sonnenblick. A sand beach and a lakeside fire pit makes this chalet perfect for enjoying the outdoors year-round.

- Room to sleep 8
- Over-sized kitchen with a wood-burning fireplace in the living area
- Screened in porch and outdoor fire pit
- Gas grill on the deck
- Satellite TV with upgraded movie and sports channels
- Private dock, sand beach, and kayaks



1760 WATERSIDE COTTAGE

Nestled on a 3-acre property full of trees and wildlife, this 2 bedroom + sleeping loft /3 bathroom deluxe chalet sleeps 8 and is the perfect setting for your next vacation. Lake Silvretta is just outside the door, great for fishing or simply a beautiful view while you sip your coffee.

- Private master suite with screened-in treehouse porch
- Upstairs loft, perfect for kids and teens
- Living room with amazing views and a wood-burning fireplace
- Gas grill on the deck
- Satellite TV and a Blu-ray player with upgraded movie and sports channels
- Private dock, fire pit, kayaks



667 WOODLAND CABIN

Our 2 bedroom/1.5 bathroom Woodland Cabin sleeps 6 and exudes personality with a fishing theme. Overlooking 12 acres of trees and creeks, this chalet is just steps away from Lake St. Gallen for summertime fun.

- Master bedroom suite with king size bed, television and half bath
- Loft with three beds
- A full kitchen with new appliances opens to the great room
- A large deck with comfy furniture for hanging out and relaxing.
- A beautiful rustic wood-burning fireplace
- Large outdoor fire pit and charcoal grill



1718 SHORELINE ESCAPE CHALET

This 2 bedroom + sleeping loft/2 bathroom chalet sleeps 9 and is on the banks of Lake Sonnenblick, a perfect lake for swimming, fishing, and kayaking! On the main floor, you'll find a huge open kitchen, big family table, comfy modern furniture, satellite TV, Blu-Ray player, and WiFi. This chalet also features:

- Master bedroom with a king bed and attached full bath
- Screened-in porch for hanging out in the shade
- A deck and stone path lead to the nearby dock and beach
- Private dock, sand beach, kayaks, and a paddle boat
- Outdoor fire pit and gas grill

OUR CHALETS



634 WILDERNESS ESCAPE CHALET

Tucked privately into a wooded setting, the Wilderness Chalet features 2 bedrooms/2 bathrooms. It also has a playground for the kids (our only chalet with an outdoor play area!). Our Wilderness Escape Chalet offers:

- Room to sleep 6-8
- Master bedroom suite on the main level
- Loft with lots of additional sleeping space
- Full kitchen open to the great room
- Gas grill
- Large deck and firepit



1740 TIMBERLINE COTTAGE

Located in a wooded setting with a path down to a lakeside dock, this chalet is private yet easily accessible from the road. You'll love this fresh, chalet with 3 bedrooms/2 bathrooms. Included:

- Room to sleep 6-8
- Stone fireplace in the living room
- Outside fire pit area and gas grill
- A glass-enclosed porch with sleeper sofa
- A large deck with comfy furniture
- Upstairs loft for hanging out
- On Lake Sonnenblick with a private dock



683 SHADOW LAKE COTTAGE

This beautifully updated 3 bedroom/2 bathroom chalet sleeps 6 and is nestled among tall oaks and dogwood trees. Near the Aspen Center and the golf course, this Cottage has a private dock where you can enjoy fishing, swimming and kayaking on the lake. Also included are:

- Master bedroom with access to screened-in porch
- Remodeled, full kitchen with full-size fridge
- Gas grill, firepit, large deck, and screened-in porch
- Open-plan living space
- Upstairs loft
- Private dock with two kayaks



1306 LAKE HAUS RETREAT

Our Lake Haus Retreat is situated on Lake Innisfree. With its own dock and fireplace, there's no reason to leave this 3 bedroom/2 bathroom chalet for your entire stay!

- Room to sleep 8
- Beautiful large, open great room with rustic wood-burning fireplace
- Large kitchen with dishwasher
- Indoor two-story stone fireplace
- Large dining table
- Large wrap-around deck and charcoal grill

"It was a great weekend and exactly what we needed to disconnect and recharge. We loved drinking coffee on the deck in the morning and wine out there at night. We played golf on Saturday and made a quick visit to Cedar Lake Winery. We are glad to hear that the chalet is open year round and are already looking forward to our next visit."

[Book Your Stay Today!](#)

THINGS TO DO IN THE AREA

In addition to all the fun things to do at Innsbrook, the surrounding area has some great sites to visit as well. If your reservation is for just for a few days, enjoy some of the closer attractions (those marked with a *). If you're with us a week or more, consider venturing outside the Warren County area to some of Missouri's other great sites. Be sure to check websites for hours as some outings are seasonal and have limited hours.

TOURIST ATTRACTIONS

Six Flags Over Mid-America – Spend a fun-filled day at this amusement park. About a 45 minute drive, taking the “backroads.”

Katy Trail – Great trails for biking, hiking, and cross country skiing. The trail entrance in Marthasville is about 30 minutes away.

***Warren County Fair** – Open over the July 4th holiday. See a demolition derby, rodeo, and livestock events. It's about 25 minutes away from the resort.

***Big Joel's Safari** – This petting zoo is perfect for kids and is about 10 minutes from the Main Gate. (Closed in the winter.)

***Pumpkins Galore** – Visit this working farm that goes Halloween crazy in October. It's fun for the whole family. From the Main Gate, you can expect about a 10 minute drive.

Daniel Boone Home – Visit Boone's historic home and village. We recommend the backroads for a beautiful, 45 minute drive.

Cuivre River State Park – Hiking and river wading are located about an hour from the resort at this park.

Meramec Caverns – Visit the largest commercial cave in the state or try your skill at ziplining. About an hour away.

Washington, MO – This historic river town is known for its vineyards, wine, quaint shops, and restaurants. About 35 minutes away by the backroads.

***Christmas Traditions Tree Farm** – From Thanksgiving into December, visit the farm to cut your tree. You can also visit Santa, go on hay rides, and browse the gift shop.

ORCHARDS & FARMER'S MARKETS

***Thierbach Orchards and Berry Farm** – In Marthasville, MO, this is a favorite orchard. It's about 30 minutes from the resort, taking the back roads. This is a great option for picking your own fruit.

***Wright City Farmer's Market** – The market is open on Thursdays, May-September from 3:30-6:30 pm. Located in Wright City's Diekroeger Park behind the Supermarket and past the fire station, you will find some great produce and other specialty items. Call for more info at 636-745-2804.

***Reckamp Farms** – We love this farm in Wright City. There are piglets and great produce. We recommend this outing with or without kids. You can find them on FB or call for info at 314-280-6009 or 636-673-2332.

MOVIE THEATRES

B&B Warrenton 8 Cinema – This is a nice modern movie theatre with an arcade, located about 25 minutes from the main gate. After the movie stop by the nearby DQ to enjoy an after-movie treat.

Belle Starr Playhouse & Cinema – Located in Warrenton, this old-fashioned theatre features family films, live concerts, and an ice cream parlor. Visit them on FB or call for events info at 636-456-7937.

GOLF

Country Lake Golf Club – Warrenton, MO

Bear Creek Golf Club – Wentzville, MO

Top Golf – Chesterfield, MO. Located about 45 minutes east of Innsbrook, this golf-gaming facility is open year-round. They offer fun, family activities as well as a full service restaurant and bar.



SHOPPING

Meadows at Lake St. Louis – This nice shopping plaza features Von Maur as well as other shops and restaurants.

St. Louis Premium Outlets – The Outlet Mall is in Chesterfield, MO about 45 minutes from the chalet.

Chesterfield Outlet Mall – Visit this mall, located about 45 minutes east of the chalet.

Wentzville Shopping – A variety of national stores like Kohl's, Gap Outlet, Walmart, and more are located in Wentzville. (Exit 208 from Hwy. 70)

Wentzville Flea Market – This flea market is considered the best in the St. Louis area. It's open rain or shine from 6 am-2 pm. Plus, bingo is held every 2nd and 4th Saturday of each month.

WINERIES

Cedar Lake Cellars – This winery has a picturesque setting and features wine tastings, live music, and an onsite restaurant. About 10 minutes from the Main Gate. Visitors 21+ and no pet, please.

Hermann Wineries – Located about 1 hour away, Hermann is a historic town with shops, restaurants, and wineries.

Augusta Wineries – The drive to Augusta is about 45 minutes. You will enjoy the beautiful town with shops, restaurants, and numerous wineries. Perfect for a spring, summer, and fall days!

SPA'S

Spa Radiance – Located in Lake St. Louis, this spa offers facials, massages, waxing, tanning, makeup, and more.

Hair World Salon and Spa – Drive about 15-20 minutes from the resort to treat your hair, nails, and more.

"I cannot say enough good things about our chalet. It was wonderful and gorgeous. There was not a single thing missing from the kitchen—serving platters, big pots, cloth napkins—anything we needed to make a meal. There was plenty of outdoor seating. And the paddle boat was great for the kids (the lake was small enough they could go anywhere and without us worrying). Plus, noodles for the water. Books. Magazines. Board games. Innsbrook itself is beautiful. You will not be disappointed."

[Book Your Stay Today!](#)

CHALET RENTAL MEMBERSHIPS

A GETAWAY OFFER JUST FOR YOU!

Have you been thinking about making more time for regular getaways? Maybe you've thought about buying your own Innsbrook chalet but first want to try it out. Or perhaps you're looking for a fantastic gift for that special someone.

Welcome to our Chalet Membership Club, exclusive to Sarah Bernard Vacation Chalets at Innsbrook! With four different membership levels, our packages come with a low, monthly fee and offer the following perks:

- Exclusive concierge service to help you book your visits
- Two night stays allowed (with the exception of holiday weekends)
- Combine/add nights or gift a visit to a friend or relative
- Early check-in and late check-out as our guest calendar allows
- No security deposit required
- Reduced rates for pets
- No cleaning fees
- Limited memberships so you have the best scheduling options

CHALET MEMBERSHIP PROPERTIES



1716 TREETOP GETAWAY CHALET



1717 LAKESIDE CHALET



1760 WATERSIDE COTTAGE



1718 SHORELINE ESCAPE CHALET

*"One of my fondest memories is sitting on the deck watching the sun rise on a beautiful fall morning.
We can't wait to return!"*

C H A L E T F A Q s

How many chalets are available?

We currently have at least nine chalets that you can rent year round. All offer full-service, upscale accommodations, planning, and concierge services.

Will you be serving us personally or will we be working with team members?

Both! To make sure you get the perfect getaway that you need, you'll have access to me and the entire team.

Do you offer specials for frequent chalet vacationers?

Yes! If you'd like to regularly stay in a Sarah Bernard Chalet, we offer an exclusive annual Chalet Membership that includes monthly stays and extra perks – all with significant savings.

How quickly do you respond to phone calls?

All phone calls and emails are answered promptly during business hours, and you will have a mobile number to reach for weekends as needed.

When is the most popular time to book?

Summer months are our "high season." Keep in mind that our properties are open year round, and you can make reservations January through December.



SARAH BERNARD
— REALTY TEAM —

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REDKEY REALTY LEADERS

The Sarah Bernard Realty Team's Brokerage



ARE YOU BUYING OR SELLING A HOME?

We want nothing but the best for you while you navigate selling your home or buying a new one. Our full-time, expert realty team is committed to exceptional client service with a personal touch and thorough, quick communication. When we work together, you get a full-service partner in your St. Louis County real estate endeavor. Selling, buying, or investing in a home, luxury estate, or vacation rental has never been easier or more enjoyable.

Your Dream Home Awaits

Buying a new home is exciting! With decades of combined Missouri residential and luxury real estate experience, marketing expertise, and a true love for what we do, our team is uniquely positioned to scrutinize the many distinctive property listings and their attributes to find the home that's right for you.

Secure a Quick Sale

Our team is focused on bringing you the energy, resources, and skills needed to sell your home. We understand that selling a home is a life-changing experience and for this reason, we are dedicated to providing you with exceptional, personalized VIP service. We have a wonderful selling program that makes the process easy and we work relentlessly on your behalf to help you achieve your selling goals.

A Trusted Partner

When you work with the Sarah Bernard Realty Team, we become a trusted partner and friend during your real estate experience. We strive to provide unparalleled assistance when you are ready to sell your current residence and while looking for your next perfect home.

While we work in all areas, we specialize in residential real estate and luxury homes in the St. Louis metro area, including Clayton, Chesterfield, Ladue, Town & Country, University City, Creve Coeur, Kirkwood, Webster Groves, Des Peres, St. Charles County, and Lake St. Louis, as well as weekend homes and vacation rentals at Innsbrook Resort.

Contact us for a Complimentary Consultation Today!



SARAH BERNARD
REALTY TEAM

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