horizon as home

THE VIEWS FROM BRASADA RANCH RISE TO MEET THE LIFESTYLE THEY INSPIRE

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THERE ARE SOME PLACES THAT SELL AN IDEA OF THE WEST, AND THEN THERE ARE PLACES THAT LIVE IT. BRASADA RANCH BELONGS FIRMLY IN THE LATTER CATEGORY.

At nearly 3,500 feet above sea level in Central Oregon, the 1,800-acre Brasada Ranch overlooks the expansive high-desert floor and has always been defined by place. Open land, native vegetation, and uninterrupted views create a setting that evokes a sense of freedom and possibility. On the western horizon, the Cascades frame the desert and provide a reference that stretches perspective beyond the immediate landscape. It's these views that stay with people long after they've started their day at the ranch.

at BRASADA, THE VIEW STAYS IN THE ROOM LONG AFTER THE COFFEE IS POURED. A GLANCE AT WHAT SOMEONE'S WEARING SAYS EVERYTHING.

On any day, a resident's "uniform" could indicate a few rounds of golf on the Brasada Canyons championship course, a horseback ride from the Equestrian Club across the ranch's trail network, a Pilates class inside the Athletic Center, a raft on the Deschutes River, or a ski on Mt. Bachelor. Often in a community or clubhouse atmosphere, it's about status. The difference here is that nobody comes to be seen. They come to be themselves, share their daily adventures, and enjoy the location, location, location.

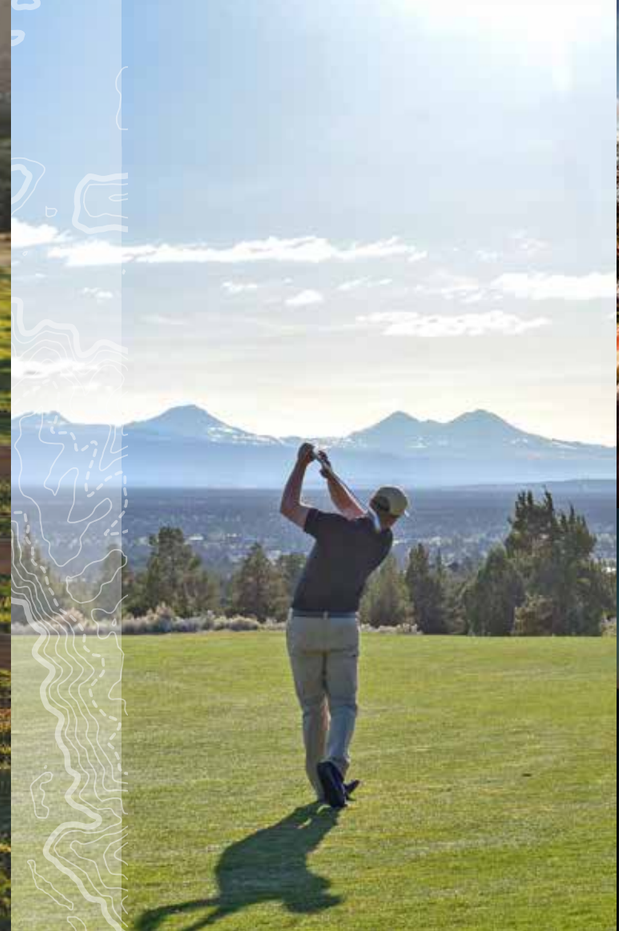
If that sounds cliché, it's not meant to be; one of the primary reasons people feel so strongly about Brasada is that they love taking advantage of what's available to them. Ask residents what keeps them here, and the answer usually comes back in tandem: the ranch as a launching point, and the people the ranch attracts.

What ultimately connects everyone is the lifestyle. It's in the small everyday moments that influence people over time, and it explains why more than half of Brasada's homeowners are full-time residents. Roughly 200 of the nearly 400 completed homes are rooted in something harder to quantify than amenities alone: a deeply ingrained sense of presence within nature and a feeling of home.

People often talk about Central Oregon in superlatives: the rivers, the trails, the sky that seems to go on forever. But Brasada announces itself differently; it's the kind of place that grows on you almost immediately, with that feeling of landing somewhere when life clicks into place. At the ranch, that moment happens to people of every age and stage. Some arrive thinking they're looking for land; others, for a house. What they realize, often quickly, is that they're really deciding where and how to make it home.

That realization brings focus to the choices that distinguish these homes.









ARCHITECTURE AT BRASADA RESPONDS DIRECTLY TO ITS SETTING. JUNIPER, SAGE, AND OPEN DESERT REPLACE FORESTS OF PONDEROSA PINE AND THE TIGHTER, TREE-LINED ENVIRONMENT OF NEARBY RESORT COMMUNITIES, WHERE FILTERED LIGHT BENEATH A CANOPY AT A LOWER ELEVATION CREATES AN ENTIRELY DIFFERENT ATMOSPHERE. HERE, BLM LAND BORDERS MUCH OF THE RANCH AND EXTENDS THE VISUAL FIELD BEYOND ITS BOUNDARIES. THE PLATEAU OPENS TO THE CASCADES, WHERE ELEVATION INTRODUCES EXPOSURE. THAT EXPOSURE IS BRASADA'S STORY AND THE ORGANIZING PRINCIPLE OF THE RANCH'S ARCHITECTURE.



Photos: Chris Murray Productions



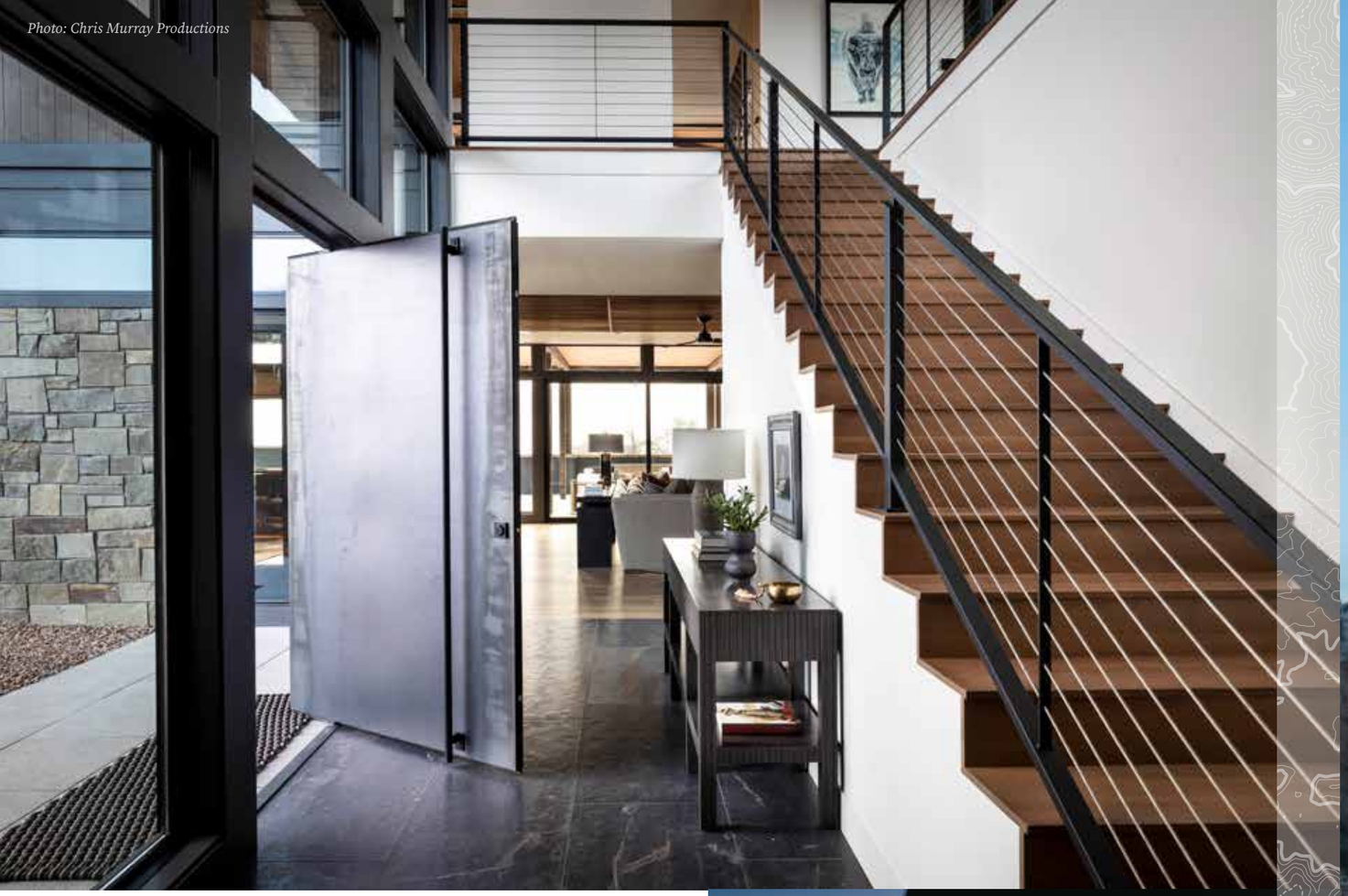
Homes are calibrated to sun paths, prevailing wind, and preferred sightlines. Traditional Western ranch, mountain modern, and contemporary residences each respond uniquely to the same condition: openness.

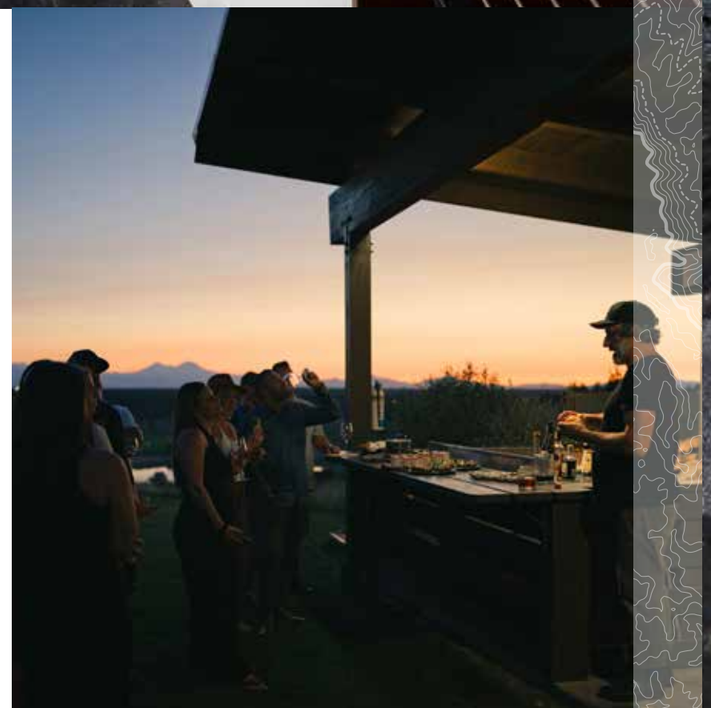
In the Western ranch tradition, homes are low and elongated—their horizontal forms stepping with grade to maintain visual continuity with the desert floor. Primary living spaces are organized along south- and west-facing edges, and porches and covered outdoor rooms create transitional zones that temper the exposure while maintaining the connection to views.

Modern mountain homes with lower rooflines and expanses of glass expand to the horizon. Timber and steel articulate the views rather than compete with them. Window placement is dictated by the solar path, with interiors that remain luminous without overheating. Outdoor decks project outward like the bows of great ships.



Photo: Chris Murray Productions





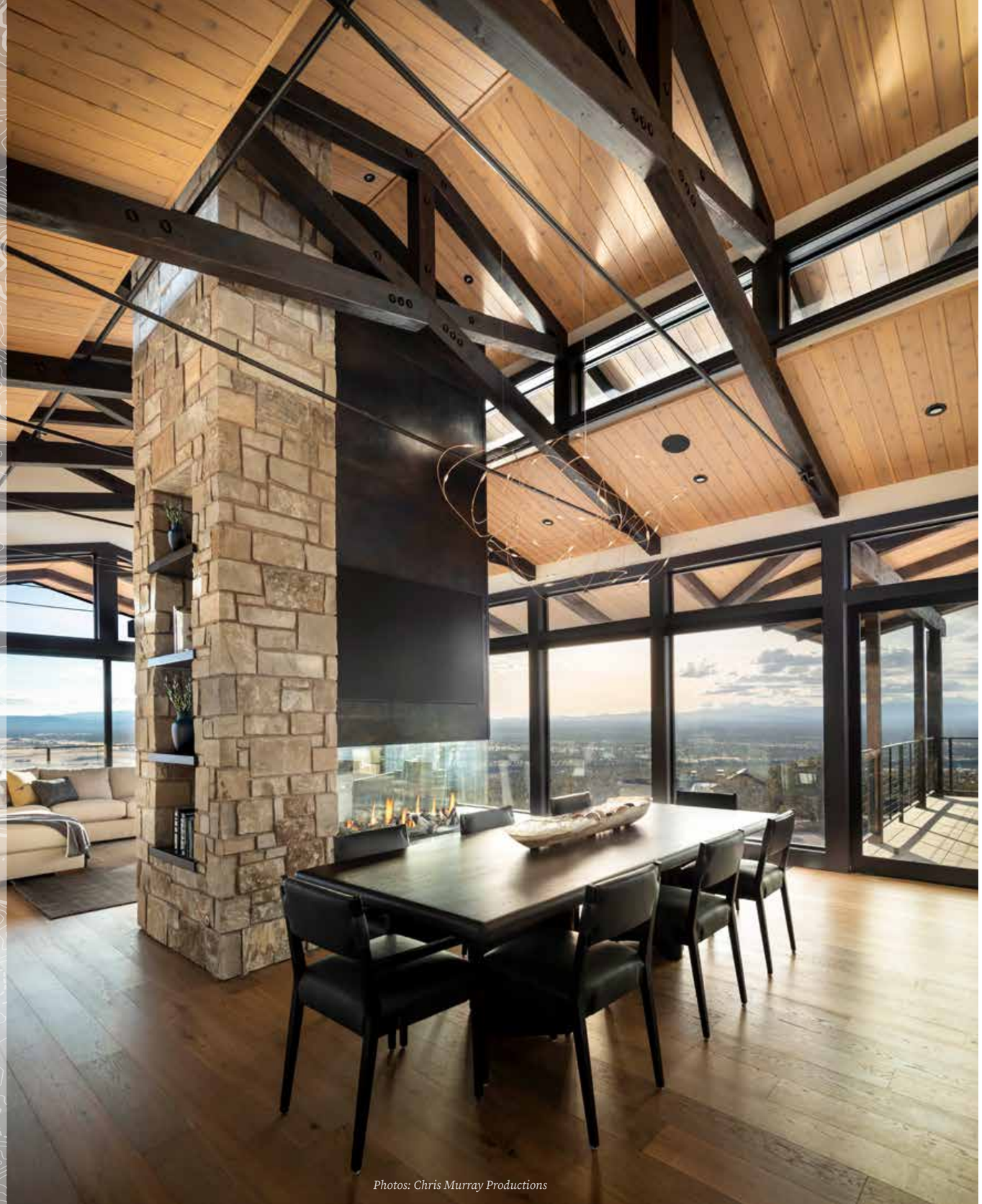
The contemporary, estate-scale residences borrow the logic of an observatory, prioritizing outlook and orientation over enclosure. They're often arranged as a series of interlocking volumes along dominant view axes. Yet, across these variations in style, one principle is constant: siting is at the center of every conversation. On Seven Peaks Loop, at one of the highest points within the ranch, a home was designed and built with that intention, in dialogue with the land.

Located in the Eastside Highlands, it offers one of the most commanding views in Brasada and serves as a case study for a house built in response to its site. The project was designed by Jim Rozewski of Rozewski and Co., Designers, and built by Bill Lorenz of Palisade Homes, with civil engineering by Tye Engineering, structural engineering by JD Engineering, mechanical engineering by CEA Engineering, landscape design by Homeland Design, and interiors by Legum Design. As a team, they realized a home that gathers light and distance into rooms that are generous, livable, and enviably intimate with the environment.

The arrival to this home begins at a steel front door that reads as a threshold and a declaration. Oversized and planar, it pivots inward to a ground-level entry finished in dark stone, where the first view is lateral and then rises through the staircase beyond. The home immediately states its sectional logic. The lower level is dedicated to the secondary program: guest bedrooms, a media room, an office, and a laundry room. These spaces have the same tone as the upper floor with a wide-open sense of wonder. Glass doors open to the in-ground swimming pool and surrounding patio, enabling this level to function as a private retreat for guests, with multigenerational use and aging-in-place addressed through the inclusion of an elevator.



Photo: Chris Murray Productions



Photos: Chris Murray Productions

Above, the living spaces claim the elevation. The gathering room, kitchen, dining, and primary suite occupy the upper floor. The owner refers to the living area as the "gathering" room, and the name fits. The room has the scale of a classic great room, yet it leans toward gathering rather than grandeur. But make no mistake; this 30 foot by 30 foot space, wrapped almost entirely in glass with a three-sided fireplace clad in stone and darkened steel at the center, lands as an exclamation point.

"From almost three months of rock excavation to the intricate beam fabrication to the installation of 170 windows, the build demanded coordination at every phase," says builder Bill Lorenz. And no wonder. The visuals from all directions are breathtaking. Timber beams span the ceiling, their dark finish and bolted connections visible; clerestory windows pull in desert light and distribute it across the surfaces, and ceiling fans hang within the volume for real use rather than visual theater. From this elevation, the land stretches in every direction, and the home feels less enclosed than suspended within it.

Beyond the fireplace that divides the space, with its flame serving as both boundary and bridge, lies the dining area. A sculptural chandelier floats above, its fine lines offsetting the heft of the beams. In the kitchen, pale wood cabinetry keeps the palette warm and contemporary, while the large square island is clean and suited to the home's architectural voice. Pendant lights and subtle glossy tile add texture and polish, making the area equally comforting and convivial. A push-out window at the sink aligns with the Seven Peaks, transforming the daily act of washing dishes into a recurring encounter with the shifting dreamscapes created by the changing weather. The entire area is a destination with the landscape's weather as a constant guest.







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Speaking of weather, from every angle, the house demonstrates what it does best: it takes routines and situates them within the awe of this precise location. The home behaves almost like an amphitheater for weather. "The views are amazing. The ranch sits in a banana belt. You can be here watching storms roll across the mountains and desert, and very little makes its way out to the ranch—maybe a quick flash of rain or a dusting of snow. But that's what makes it so dramatic; it moves all around you," says Bill Lorenz.

Rozewski points out that the south and west orientations collect the desert silhouettes, while the east-facing views take in Powell Butte. "To many who live or visit here, Brasada Ranch plays like an island, 20 miles or more from any towns or cities in any direction and surrounded by desert, mountain range, and farmland as far as the eye can see," he says. Yet it's the southern view that delivers a seasonal surprise. "With the spring rains, the fields turn bright Kelly green by summer," he adds. "In most areas here, you don't see the effects of the seasons—there aren't traditional fall colors—but when you look south, you do. It greens up, and it's amazing to see that happen." Fortunately, the formidably sized upper decks are perfect for celebrating this and other transitions.

The primary suite reinforces the home's commitment to light and landscape as the main attraction. Materials in the bedroom and bathroom feel rich, layered, and indulgent while remaining deferential to the view. The bedroom fireplace, wide-plank floors, and cloud-hued walls invite exhalation. In the bath, a freestanding soaking tub placed before a broad window framing the mountains invites immersion. Both rooms are beautifully proportioned and restorative.

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> THIS IS BY FAR THE MOST AUTHENTIC PLACE I'VE EVER LIVED, AND I HAVE LIVED IN SEVERAL INTERNATIONAL DESTINATIONS. IT ALWAYS COMES BACK TO THE LIFESTYLE AND THE NUANCES THAT DEFINE BRASADA BEYOND ITS VIEWS AND ARCHITECTURE.
>
> *Alan Cornelius, Director of Real Estate, Brasada Ranch*

Homes such as this emphasize the direction Brasada continues to pursue across the ranch. In the Eastside Highlands, Ironwood introduces a collection of 13 homesites, and each one begins with a complimentary design consultation through Rozewski and Co., Designers, allowing homeowners to translate personal vision into place-specific architecture.

Ironwood is a testament to the commitment to living well at elevation, part of a legacy that continues to define Brasada. That same thinking applies to how property is approached, advised, and transacted within the ranch.

Brasada Ranch Real Estate is a boutique brokerage devoted exclusively to property within the ranch's 1,800 acres. The firm operates solely within the community, offering in-depth knowledge of neighborhood distinctions, architectural review processes, and club structure. Clients gain a comprehensive understanding of life at Brasada and the considerations that inform a discerning purchase. With an on-site team fully embedded in the ranch, buyers are represented by professionals with a perspective shaped by continuous involvement in the ranch.

"This is by far the most authentic place I've ever lived, and I have lived in several international destinations," says Alan Cornelius, Director of Real Estate at Brasada Ranch. He adds, "It always comes back to the lifestyle and the nuances that define Brasada beyond its views and architecture." With 35 homes currently under construction and 14 in design review, growth is meaningful and measured. A robust calendar of club and community events draws people together across shared interests, resulting in a natural camaraderie that feels genuine and lasting. This is the expression of life at its fullest potential.

Brasada Ranch is where home, horizon, and community converge, culminating in a life elevated by land, light, and the company you choose to keep.





