



Sue Adler
KELLER WILLIAMS
PREMIER PROPERTIES



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MILLBURN | NEW JERSEY

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team

Each Keller Williams office is independently owned and operated.



Perfect for today and ready for tomorrow, this delightful ranch offers the convenience of one-floor living along with the potential for expansion. Situated on nearly a quarter of an acre of level, nicely landscaped property, this home is perfectly positioned within blocks of downtown shopping, recreation, top schools and NYC commuter trains.

Tall trees and manicured shrubbery create the perfect picture and invite you to enter and explore this lovely home.

Inside, spacious rooms enjoy an easy flow, as rich hardwood floors continue from one inviting area to the next. The living room is awash in sunlight, courtesy of a front picture window. The wood-burning fireplace adds a warm glow, and is wired for a flatscreen TV above the mantel. Adjacent to the living room is the formal dining room, where open access to the kitchen increases the sense of space and a French door leads to the den.

Made for all seasons and every occasion, the den is a

wonderful spot for play, relaxation and entertaining. In addition to a Pergo floor, sliders open to the deck and private backyard. This effortless transition to outdoor living encourages afternoon barbecues, al fresco dining and entertaining at every opportunity.

Anyone who loves to cook will be thrilled by this updated kitchen. Maple cabinets reach to the ceiling supplying plenty of storage, while granite counters, illuminated by under-cabinet lighting, provide loads of workspace. Quality appliances are arranged for easy access, and the breakfast bar sits beneath pendant lighting.



Secluded off the main living areas are three bedrooms and a full bath. Each and every bedroom includes exposed hardwood floors, ample closet storage and pleasant views of the surroundings. The hall bath comes equipped with all you need to get through the morning rush.

From the hallway, stairs take you down to the lower level, where the recreation room and the powder room are located. The recreation room is comfortably finished with a Pergo floor and recessed lights. There's plenty of room for games, toys and casual entertaining. The powder room also includes a Pergo floor and has a vanity with sink and recessed lights. This lower level is complete with a large storage area with access to utilities, a full size laundry room and walk-out access to the backyard.

Outside, the backyard is just lovely. Open grassy space is shaded by ornamental trees, while the storage shed keeps equipment and lawn furniture tucked away until needed. The deck is large enough for your picnic table and chairs, furnishing the ideal venue for warm weather celebrations.

With little to do except bring your furniture and art work, this fine home brings with it a prime opportunity to take full advantage of all Millburn has to offer in complete comfort.



Inside and Outside...

FIRST LEVEL

- Foyer with hardwood floor and guest closet
- Living room with hardwood floor, crown molding, recessed lights, built-ins and wood-burning fireplace
- Dining room with hardwood floor, crown molding and a French door to the den
- Kitchen with tile floor, recessed lights, granite counters and maple cabinets
- Den with Pergo floor and slider out to the deck
- Master bedroom with hardwood floor and closet
- Bedroom 2 with hardwood floor and closet
- Bedroom 3 with hardwood floor, crown molding and closet
- Bath with tile floor, vanity with sink and tile shower/tub
- Hallway with linen closet and stairs to the lower level

LOWER LEVEL

- Recreation room with Pergo floor and recessed lights
- Powder room with Pergo floor, vanity with sink and recessed lights
- Laundry room with washer, dryer and laundry sink
- Unfinished room with double door closet, storage closet under the stairs, open storage space, access to utilities, potential for finishing and walkout to the backyard

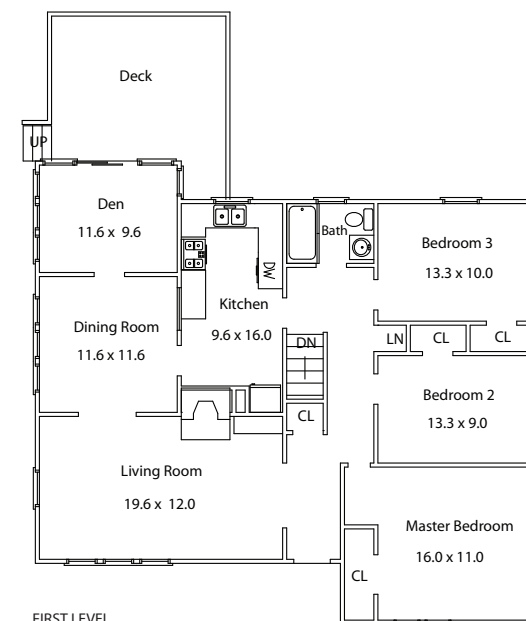
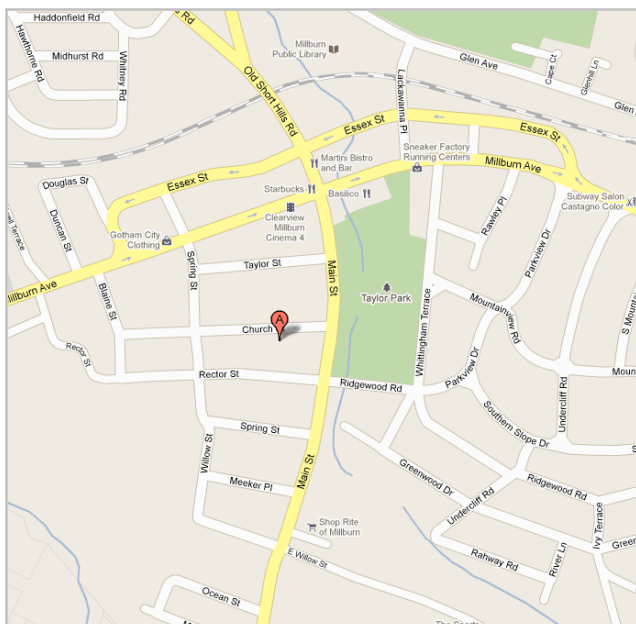
ADDITIONAL FEATURES

- Attic fan
- Stone and vinyl exterior
- Storm windows and doors
- Paved driveway with Belgian block and additional parking
- Spacious deck accessed from the den
- Large backyard with storage shed
- Professionally landscaped property includes mature trees, foundation shrubbery and established lawns
- Located just blocks from NYC commuter trains,

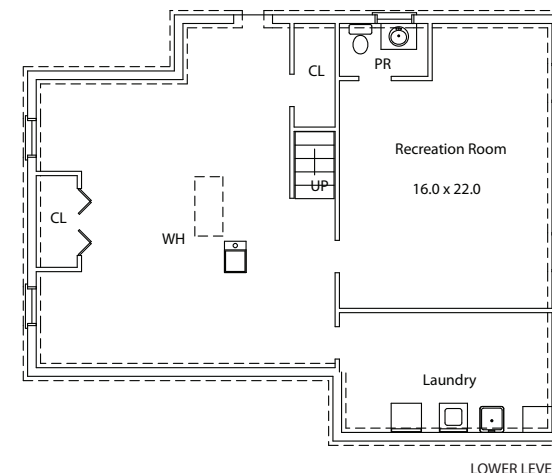
- Taylor Park and top rated schools
- Easy access to major highways, business centers and Newark / Liberty International Airport

PROPERTY PARTICULARS

- Built: 1953
- Lot Size: 70 X 130 (.22 Acre)



FIRST LEVEL



LOWER LEVEL