



*Sue Adler*  
**KELLER WILLIAMS**  
PREMIER PROPERTIES

Cell: (973) 975-0197  
Office: (973) 376-0033 x101  
Sue@sueadler.com  
[www.sueadler.com/27washingtonvalley](http://www.sueadler.com/27washingtonvalley)

27 Washington Valley Road  
Mendham, NJ

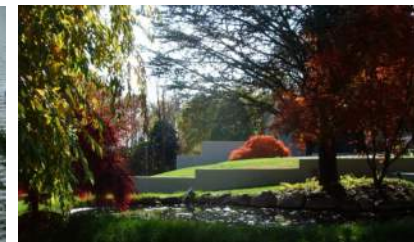
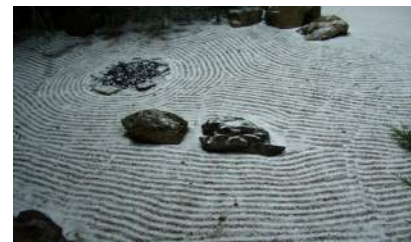
**sueadler**   
THE #1 KELLER WILLIAMS TEAM IN NEW JERSEY **team**





Truly a one-of-a-kind Mendham estate, this enchanting 7.1 acre property will take your breath away. The setting offers an oasis of serenity and splendor all just 30 miles west of New York City, close to Morristown, a Midtown Direct community. The Princeton firm of Richardson-Smith, trained by renowned contemporary architect, Michael Graves, made design modifications to the original Mendham ranch in 2000. More than just a 10,000 SF home, they created a master plan that reflects innovation and impeccable design with an extreme sensitivity to nature and its surroundings.

Rightly called a "Home for all Seasons" the property captures the beauty of nature all year round. As you approach the home from one of two entrance areas, graced by the first two gazebos, stately specimen trees, and mature foliage, you know something magnificent awaits. The park-like grounds are picture perfect in springtime. Summer entertaining is a dream with a pond, waterfall and an exterior, heated 25,000 gallon pool. In Fall, the vibrant colors of many Japanese maples set the property aflame. And the Zen-like garden-accessible from both the Gallery and Master Suite-is the perfect place to unwind and reflect during any season.



Walk through the double French door entrance and you're immediately welcomed by a warm interior color palette. Central to the design of this open and easy flowing 5 Bedroom, 6.5 Bath house is the Great Room with vaulted ceiling, an acid stained cement floor with radiant heat, Richardson-Smith's distinctive custom floor-to-ceiling geometric windows and an oversized wood burning fireplace with a black slate hearth. This room with contrasting blue/grey tones is warm and cozy in wintertime and offers access to the side patio and breathtaking backyard, perfect for summer gatherings.



*The show-stopping gourmet kitchen boasts a 6-burner Viking stove, plus griddle and grill, Sub-Zero refrigerator and Snaidero custom cabinetry. Jet black granite countertops create a striking complement to the stainless steel appliances and sleek white curves. A built-in breakfast bar is perfect for morning coffee, while the adjoining breakfast area with the Sun shining in from the southeast exposure wall of windows and the coziness of a wood-burning fireplace is ideal for casual gatherings.*



*A formal Dining Room with a sustainably-harvested Brazilian cherry floor and another fireplace adds just the right touch of decorum for formal dinner parties and entertaining. The Library/Living Room is a contemporary combination of custom maple bookshelves, unique display wall for artwork (with recessed lighting) and large picture windows inviting you to put your feet up and relax with a good book.*





*There's attention to detail and a deep respect for every feature of this house: a Gallery separating the public areas from the family wing, complete with Indian slate flooring and distinctive internal windows, is typical of the sensitivity to angle and color of Richardson-Smith designs. Here the oversized Master Suite embraces the home's 4th wood burning fireplace. An architectural maple headboard makes a striking statement and adds a bold modern dimension to this incredible room. The generously sized closet/dressing area features custom cabinetry and shelving. The spa-like Master Bath features a honed limestone tile floor, oversized soaking tub, shower with glass mosaic tiles, Brazilian granite vanity, Dornbracht fixtures and twin Barbara Barry lozenge sinks-it's sheer bliss in one room. Four additional bedrooms with custom shelving and built-in cabinetry in earth-toned hues provide plenty of space for a growing family.*



*In need of a winter getaway? No need to make reservations-the interior Bathing Pavilion adjacent to the home offers more than any five-star spa or resort. With Jacuzzi and spa-side controls, Vermont marble walls, 6-speaker built-in sound system and humidity control, your next vacation can be right at home. A lockable door separates the pool from the family wing for peace of mind for those with young children.*



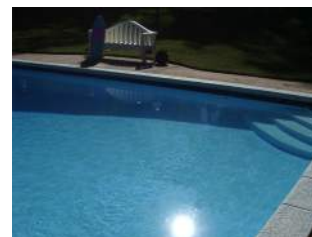


*And it keeps on going-a fully finished basement with a Game Room and full bath provides an additional recreation area for growing kids to hang out, or for extended guests. With an Exercise Room and the indoor pool, your workout regimen is more than complete. There's an Office, work room and lots of additional storage, plus extensive closet space. Make some popcorn and enjoy family movie night or Superbowl Sunday in the Media Room with surround sound.*

*Also on property is a fabulous two-story lodge style Guest Cottage, showcasing a native stone fireplace and a large wrap-around sleeping loft; this Cottage offers many options for changing or bathing after swimming, or to accommodate relatives or live-in help. Next to the Cottage is place for your pets: a spacious 3-unit dog run. Two further outbuildings store pool supplies and more. And, to protect your plants, five of the 7 acres are enclosed with 8 foot high deer fencing.*



***27 Washington Valley Road is much more than just a home, it's a lifestyle statement for anyone who appreciates perfection in architectural design, the magical beauty of nature and the comforts of home life lived in great style. Here's a chance to own a piece of heaven.***





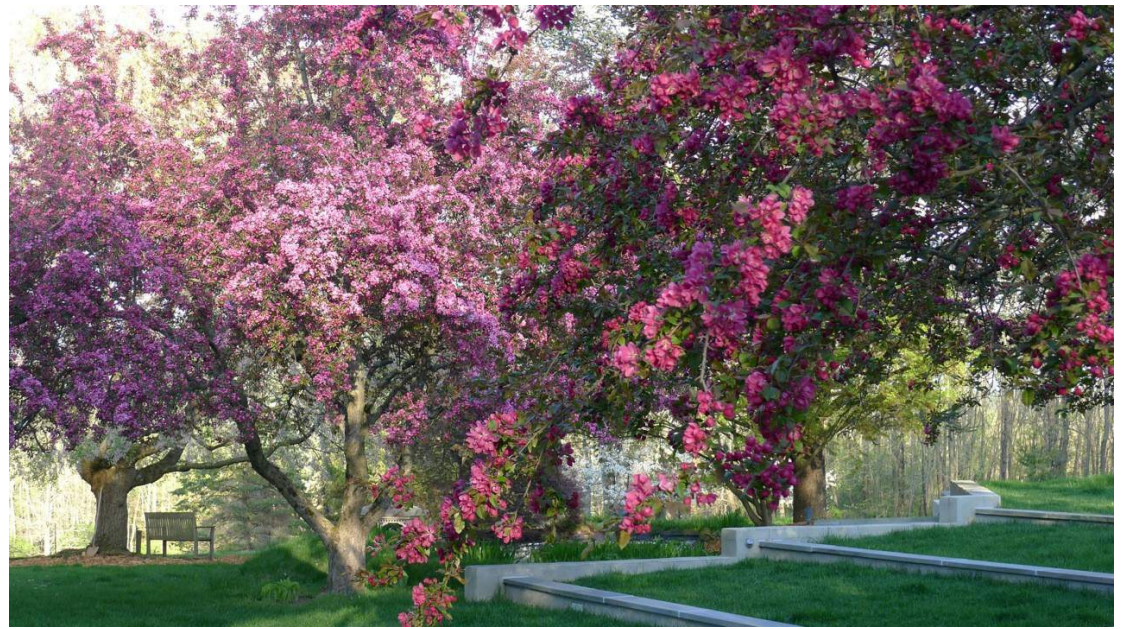
# Inside and Out...

## FIRST LEVEL

- Entry with double French doors
- Library/Living Room with granite tile floors, custom maple bookshelves, wall of windows, coat closet  
*(Custom privacy screen with shelving and storage separates the library/ living room from the breakfast area)*
- Breakfast area with granite tile floor, wall of windows, built-in bench, wood fireplace with black glass surround
- Kitchen with granite tile floor, custom Snaidero cabinetry, granite countertop with eased edges, breakfast bar, stainless steel appliances including-Viking dishwasher, trash compactor, 6 burner professional grade Viking propane range with griddle and grill, double wall ovens, exhaust fan, Sub-Zero refrigerator-upper display cabinets with glass fronts, built-in work area with desk and shelving, pantry with custom shelving, storage closet or extra pantry
- Great Room with vaulted ceiling, acid washed cement floor (radiant heat), custom floor to ceiling geometric windows, wood fireplace with slate hearth, closet (access to side patio and rear yard)
- Dining Room with Brazilian cherry hardwood floor, wood fireplace with granite hearth and mahogany mantle, recessed lights, custom windows looking out onto Japanese Zen garden
- Hall bathroom with tile floor, vanity with double sinks, and tub shower
- Linen closet
- Bedroom 4 with Brazilian cherry hardwood floor, two closets (attic access)
- Bedroom 3 with Brazilian cherry hardwood floor, custom shelving and built-ins, recessed lights
- Hall bathroom with ceramic tile floor, custom tile backsplash, maple vanities with storage, walk-in steam shower
- Gallery hallway with Indian slate floor, custom floor to ceiling windows and accent lighting (access to Japanese garden)
- Bedroom 1 with white oak floor, vaulted ceiling, custom shelving, built-in work area with desk
- Bedroom 2 with white oak floor, vaulted ceiling, custom shelving, built-in work area with desk

*(Above two bedrooms are mirror images of each other)*

- Carpeted Master bedroom with custom maple entry door, focal wall, wall of windows, wood fireplace with slate hearth and surround, dressing area with custom maple shelving, recessed lighting (access to Japanese garden)
- Master bathroom with honed limestone tile floor, over-sized soaking tub, Brazilian granite vanity countertop, vanity with double sinks, walk-in shower with glass mosaic tile backsplash, and recessed lighting
- Laundry area with utility sink and upper cabinets
- Linen closet
- Hall bathroom with marble tile floor, steam shower with ceramic tile backsplash, vanity, recessed lighting
- Utility closet



## GROUND LEVEL

- Indoor heated pool with spa and paver deck, wood ceiling with fans, white Vermont marble walls, solar cover, French sliding door to rear yard, stereo system, cable and phone hook-ups (Pool area is humidity and temperature controlled, heated with natural gas)

## LOWER LEVEL

- Game room with carpet, dry bar and recessed lighting
- Exercise room with carpet
- Storage room
- Double deep closet
- Media room with carpet and surround sound
- Utility room
- Cedar closet
- Office with cement floor
- Work room with cement floor
- Bathroom with ceramic tile floor and stall shower
- Storage/Utility room
- 4 car (tandem) attached garage with shelving

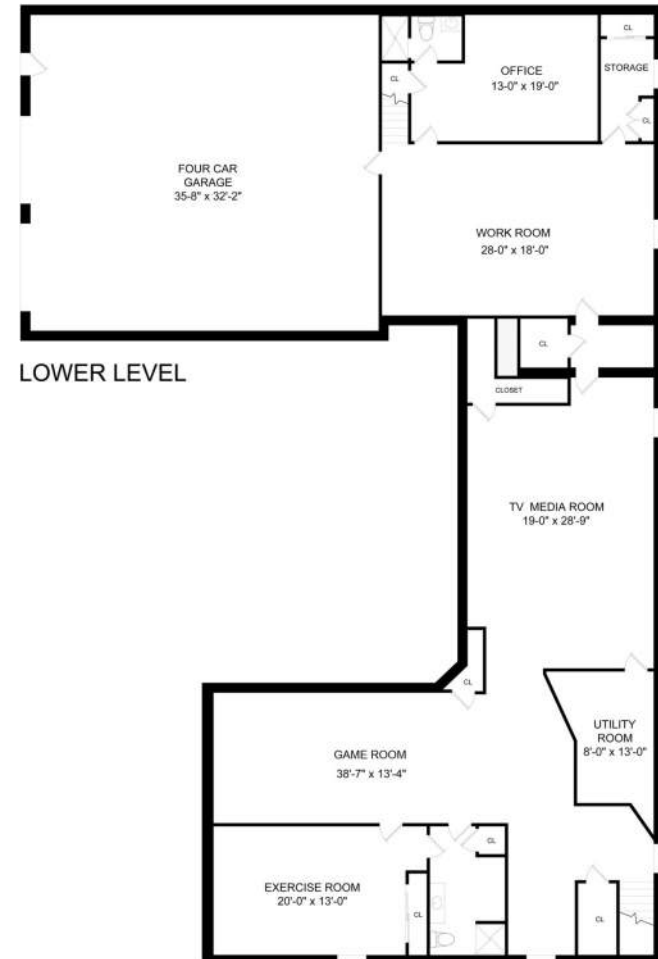
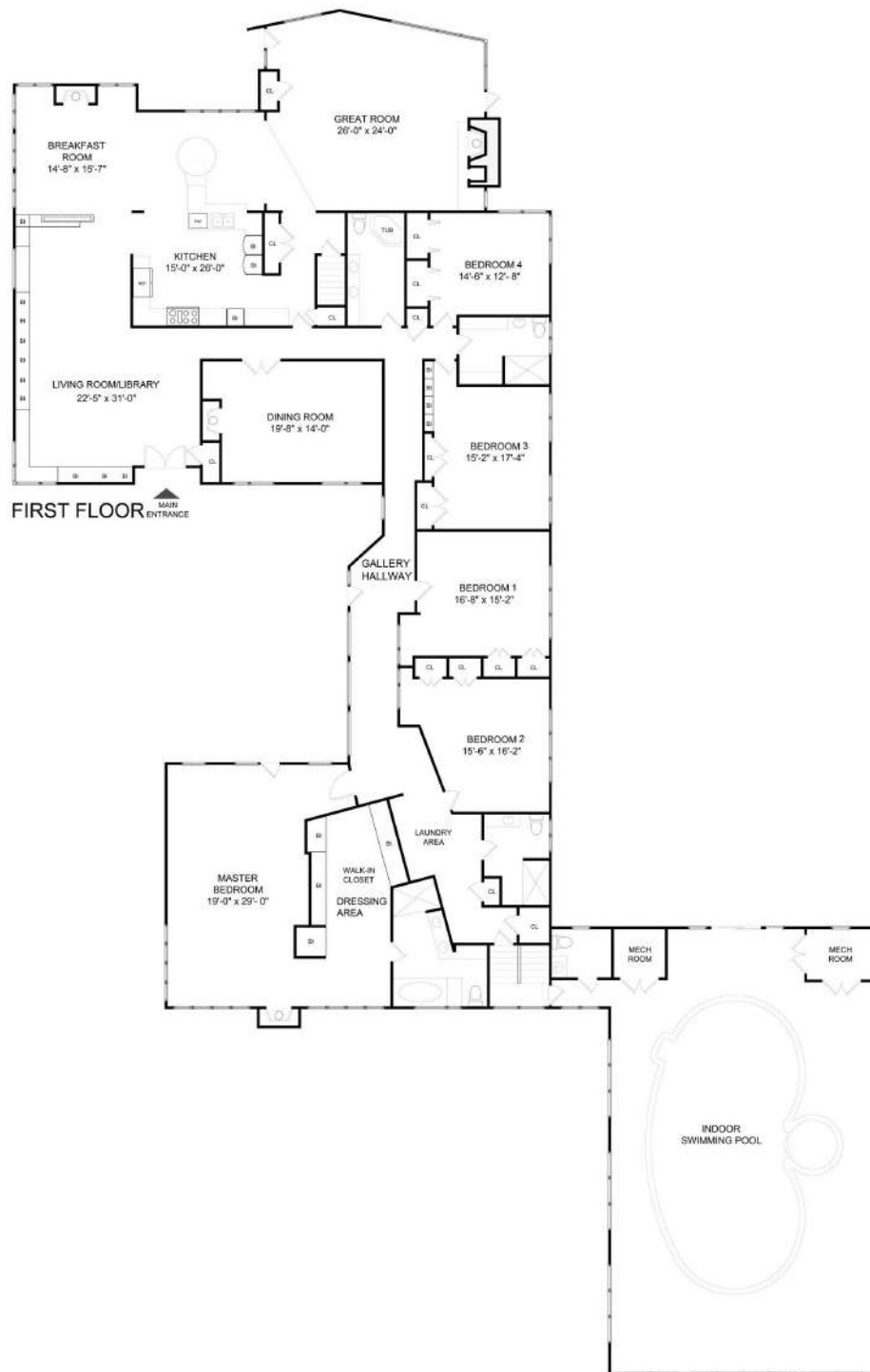
## GUEST COTTAGE

- Main level with hardwood floors, oak paneled walls, wood fireplace with stone surround, wet bar, kitchen and full bathroom with tile floor, stall shower and linen closet
- Second level loft with carpet, wood paneled walls, ceiling fan and large cedar closet
- Outside, paver patio with built-in bbq and storage shed

## ADDITIONAL FEATURES AND UPDATES

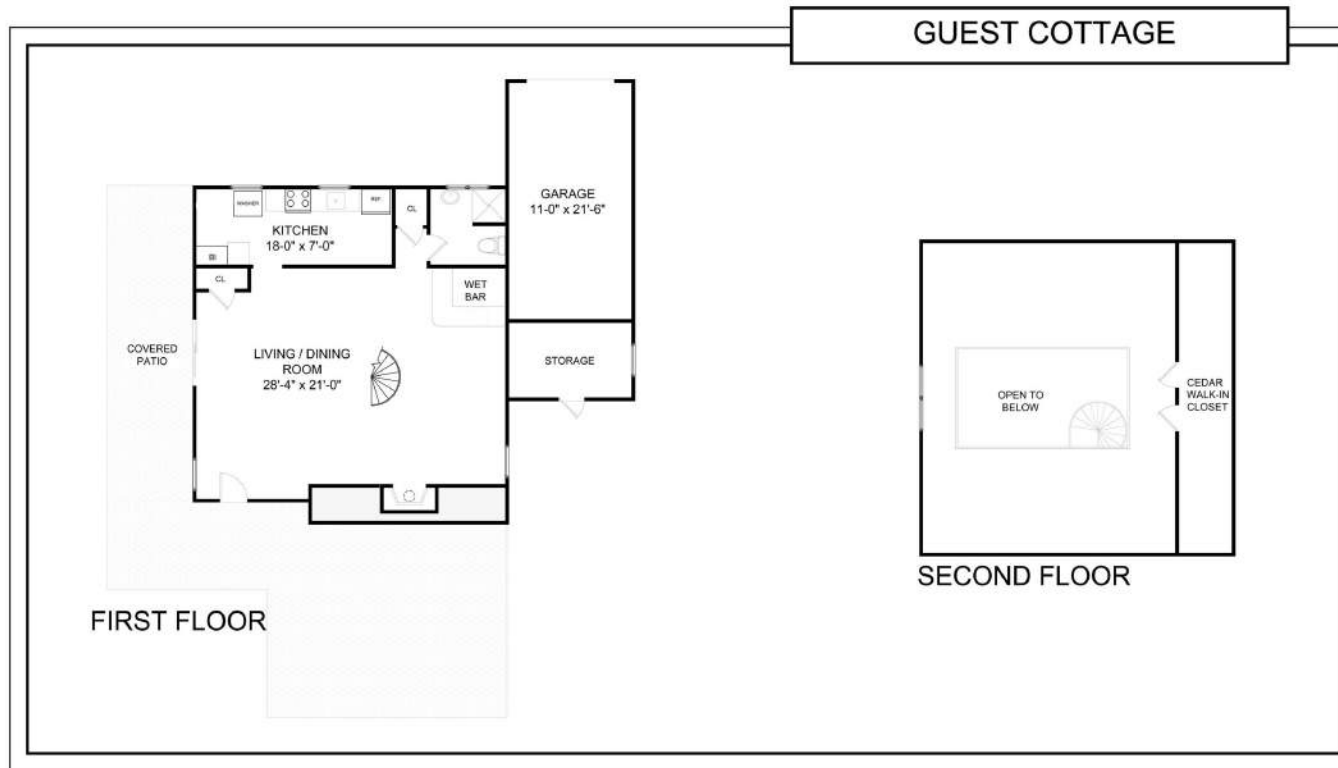
- Indoor and outdoor heated pool
- Cottage guest house
- New roof
- Great room addition (2001)
- Remodeled gallery hallway, two bedrooms, and Master bedroom (2000)
- New gas furnaces in Master wing
- 4 zone central air conditioning
- 5 zone heating
- 4 wood burning fireplaces
- Blown-in insulation (with top-rated R levels)
- Central vacuum
- Security system with motion sensors and smoke alarms
- 2 Gazebos
- Landscape lighting
- Specimen trees
- Storage sheds
- Gardens
- 4 car attached garage
- Two wells (New well motor serving Guest Cottage and exterior pool)

# 27 Washington Valley Road



NOT TO SCALE - This floor plan is provided for illustration purposes only.  
Room positions and dimensions are approximate and should be independently measured for accuracy.

# 27 Washington Valley Road



*Sue Adler*  
**KELLER WILLIAMS**  
PREMIER PROPERTIES

Cell: (973) 975-0197  
Office: (973) 376-0033 x101  
Sue@sueadler.com  
[www.sueadler.com/27washingtonvalley](http://www.sueadler.com/27washingtonvalley)

27 Washington Valley Road  
Mendham, NJ

**sueadler**   
THE #1 KELLER WILLIAMS TEAM IN NEW JERSEY **team**