

# 149 TENNYSON DRIVE

SHORT HILLS, NJ

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Welcome to 149 Tennyson Drive! This move-in ready 4 Bedroom, 3 Bath split level home, located in the sought after Poet's section of Short Hills, has a phenomenal location overlooking the 17 hole of Canoe Brook golf course. Enjoy all this home has to offer with top-notch schools, proximity to New York City, Midtown Direct train and downtown Millburn shopping and restaurants.

Drive through this friendly, tree-lined neighborhood to the charming walkway and welcoming front door. Step inside the Entry Vestibule and Hallway featuring hardwood floors and generous Coat Closet. Enter the blissful sun drenched Living Room with a large bay window, hardwood floors and a classic gas fireplace with lovely millwork and brick surround. Flow easily into the luminous Dining Room with easy access to the Kitchen and Family Room making entertaining effortless. The open and airy adjacent Family Room, with oversized picture windows on two exposures, and access to the private and park-like outdoors is perfect for family game night or entertaining friends. Gourmet meals are a snap in the beautiful Chef's Kitchen featuring custom cabinetry, quartz countertops, and top of the line stainless steel appliances.

Ready to retire for the evening? Walk upstairs to find 3 generously sized bedrooms. The roomy Master Bedroom boasts tons of natural light and an abundance of closet space so that everything will be neatly tucked away. The Master Bathroom features a wood vanity with plenty of storage, shower with tile surround, tile flooring and a window overlooking the picturesque backyard. The two additional bedrooms on this level are a designer's dream, steeped in sunlight and include generous walk-in closets and share the gorgeous Hall Full Bath featuring tile flooring, shower over tub combination with tile surround with a beautiful decorative inlay.





Expecting guests or hiring an au pair? The Third Level features a gigantic Bedroom/Bonus Room with beautiful dark wood paneling and arched ceilings. The exquisite bookcases add charm and plenty of storage perfect for a nanny suite or guest room. The Third Level also features huge dual closets with hanging and shelving perfect for storing out-of-season clothing for the entire family! This spacious Third Level adds tons of living space and functionality to the home.

The Lower Levels boasts a Recreation Room, perfect for endless hours of family entertainment or arts and crafts. Whether it's watching your favorite sports team, playing board games, or simply hanging out with friends you'll never want to leave this beautiful space. Additionally, the Lower Level boasts a Full Bath and Exercise Room, large Laundry Room with generous countertops and shelving making laundry a breeze. Moreover, the gigantic finished Storage Area ensures that nothing will be out of place.

And there's more! The stunning private backyard with enormous maintenance free Trex deck is an entertainers dream! The picturesque back yard overlooking the 17th hole of the Canoe Brook golf course, is perfect for parties, al fresco dining, or spending time with family and friends.

With its incredible neighborhood, fabulously private property overlooking the Canoe Brook golf course, Blue Ribbon Schools, proximity to New York City and convenience to fantastic shopping and restaurants, 149 Tennyson Drive is an absolute must see.



# INSIDE AND OUT...

## First Level

- Double Entry Door with Glass Window
- Entry Vestibule and Foyer featuring hardwood floors, baseboard molding, coat closet, flush mount lighting, pendant lighting
- Living Room featuring hardwood floors, baseboard molding, crown molding, painted paneled accent wall, gas fireplace with stone surround/base and custom wood millwork and mantel, bay window, 2 double hung windows, ceiling fan with light
- Dining Room featuring hardwood floors, baseboard molding, double hung window, French doors to Family Room, pendant light fixture
- Family Room featuring hardwood floors, baseboard molding, crown molding, oversized picture window flanked by casement windows on two exposures, sliding glass double door to outdoor deck, ceiling fan with light
- Gourmet Kitchen featuring tile flooring, baseboard molding, custom wood cabinetry, quartz countertops, tile backsplash, oversized sink and a half with commercial style faucet and garbage disposal, double casement window over sink, LG stainless steel refrigerator/freezer, LG stainless steel dishwasher, LG stainless steel built in microwave, Samsung 5 burner cook top, KitchenAide stainless steel convection oven, flush mount light fixture, French Door to Dining Room
- Breakfast Area featuring tile flooring, baseboard molding, oversized picture window flanked by double hung windows, French Door to Family Room, windowed wood door to outdoor deck

## Second Level

- Second Level Landing featuring hardwood floors, baseboard molding, flush mount lighting, 2 linen closets, Staircase to Third Level
- Hallway Full Bath featuring tile flooring, tile surround with decorative inlay, vanity with storage, mirrored medicine cabinet with 5 lights, tub/shower with tile surround, double hung window
- Master Bedroom featuring hardwood floors, baseboard molding, ceiling fan with light, 3 double hung windows, dual side by side double door closets with custom adjustable shelving and hanging
- Ensuite Master Bathroom featuring tile flooring and surround with decorative inlay, double hung window
- Bedroom #2 featuring hardwood floors, baseboard molding, 3 double hung windows, ceiling fan with light, large closet

- Bedroom #3 featuring hardwood floors, baseboard molding, 2 double hung windows, ceiling fan with light, walk-in closet

## Third Level

- Bedroom #4/Office featuring hardwood floors, baseboard molding, paneled walls, paneled arched ceilings, built-in wood bookcases at 3 exposures, custom built-in cabinetry with storage, windowed alcove with built-in seat
- Dual Sliding Wood Door closets

## Ground Level

- Carpeted stairs to Lower Level
- Mud Room featuring linoleum floor, flush mount lighting, Entry to two car Garage
- Full Bathroom featuring tile floor, tile surround with built in tile ledge, large mirror, shower with built in shelving and frosted glass door, built in cabinetry for linens and storage, double hung window
- Laundry Room featuring linoleum flooring, quartz countertops, area for hanging and storage, cabinetry, LG front load washer, LG front load dryer, double hung window

## Lower Level

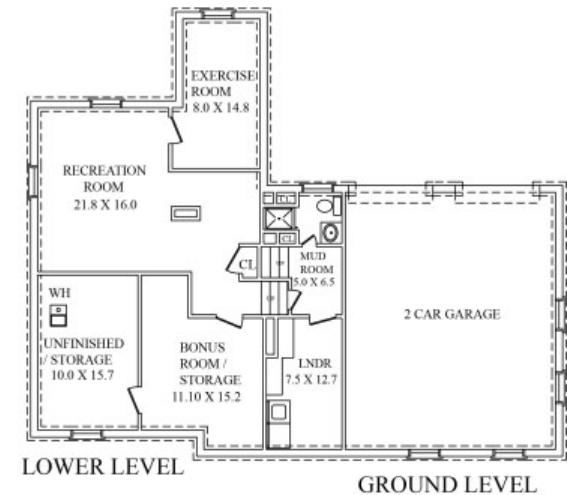
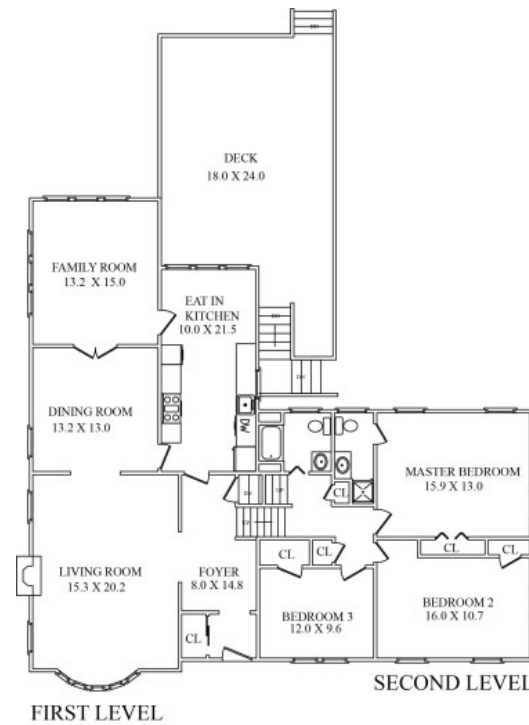
- Recreation Room featuring carpet, baseboard molding, picture window (1/2 below ground)
- Exercise Room featuring carpet, baseboard molding, window (1/2 below ground)
- Storage Room/Bonus Room featuring tile look flooring, baseboard molding, paneled walls
- Unfinished Area with concrete floors and walls for additional storage, Utility Area

## Backyard

- Outdoor maintenance-free Trex deck featuring grill and large seating area, extra wide stairs to back yard
- Large, flat backyard overlooking Canoe Brook golf course 17<sup>th</sup> hole, north course
- Outdoor Playset

## Additional Features/Upgrades

- Electrified attached 2 car garage with cabinetry for storage and hanging for tools
- Poet section of Short Hills
- New roof (2009)
- Trex deck installation (2010)
- New air conditioning/heating unit (2013)
- New hot water heater (2016)
- Chimney re-lined (2016)
- Alarm system
- Sump Pump/French Drains



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