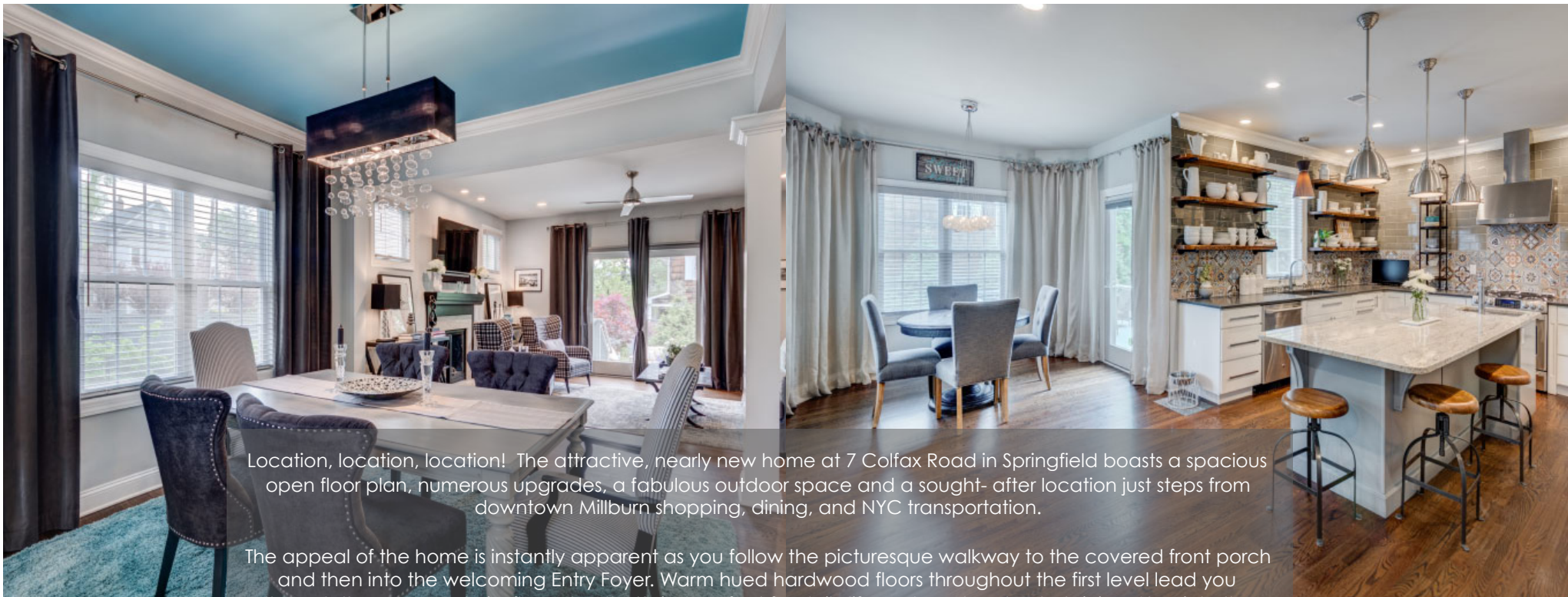




7 COLFAX ROAD | SPRINGFIELD, NJ

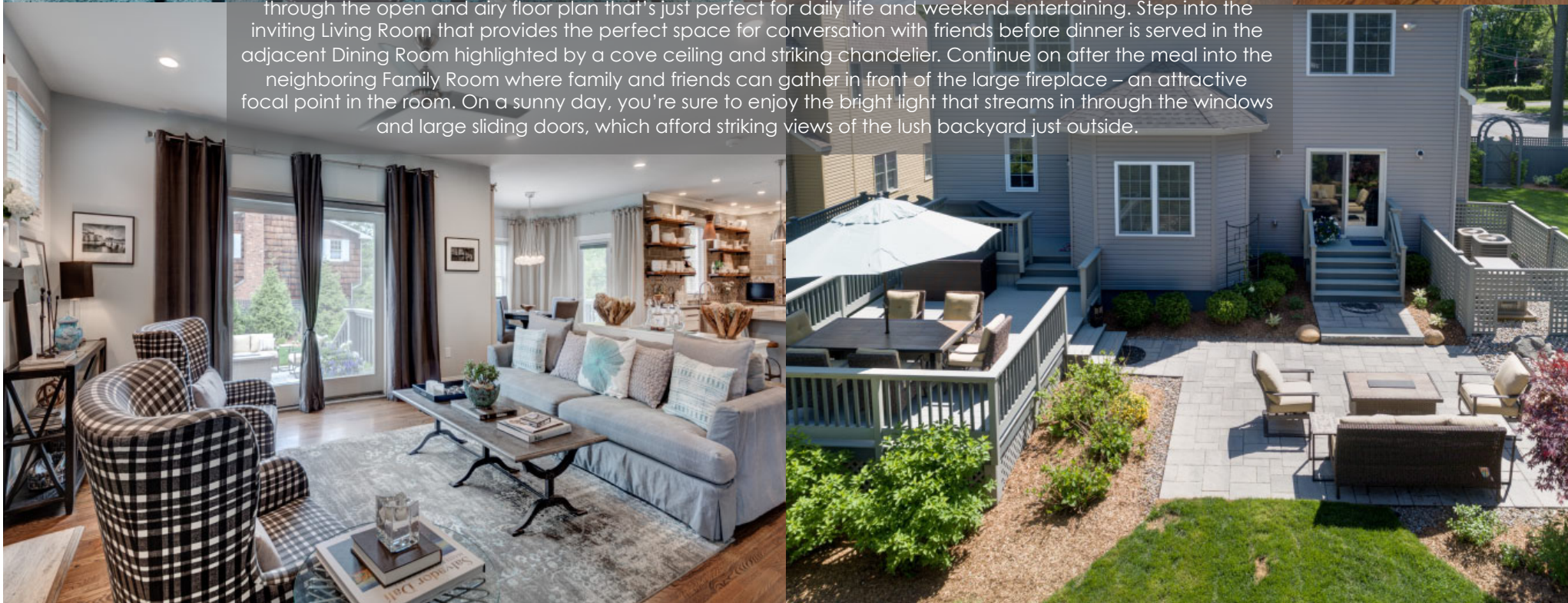
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THE #1 KELLER WILLIAMS TEAM IN NEW JERSEY team

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Location, location, location! The attractive, nearly new home at 7 Colfax Road in Springfield boasts a spacious open floor plan, numerous upgrades, a fabulous outdoor space and a sought- after location just steps from downtown Millburn shopping, dining, and NYC transportation.

The appeal of the home is instantly apparent as you follow the picturesque walkway to the covered front porch and then into the welcoming Entry Foyer. Warm hued hardwood floors throughout the first level lead you through the open and airy floor plan that's just perfect for daily life and weekend entertaining. Step into the inviting Living Room that provides the perfect space for conversation with friends before dinner is served in the adjacent Dining Room highlighted by a cove ceiling and striking chandelier. Continue on after the meal into the neighboring Family Room where family and friends can gather in front of the large fireplace – an attractive focal point in the room. On a sunny day, you're sure to enjoy the bright light that streams in through the windows and large sliding doors, which afford striking views of the lush backyard just outside.





At the heart of the home is the stunning designer Kitchen outfitted with custom cabinetry, high end stainless steel appliances, attractive granite and quartz counter tops and an oversized center island/breakfast bar. Unique details such as the reclaimed wood display shelves and the designer tile backsplash add an additional wow factor to this impeccably designed space. The Kitchen is open to a "bump-out" Breakfast Area with three windowed walls and access to a fabulous 2-tiered deck and stone patio. Step through the glass door to enjoy dinner al fresco on the two-level deck, or simply relax on the patio found just steps below. A conveniently located Powder Room and Laundry Room complete the first level living space.

When it's time to retire for the night, proceed upstairs to the second level where the spacious landing provides access to 4 bedrooms and 2 baths that assure privacy and comfort for family and guests alike. The Master Suite awaits, highlighted by a fully outfitted room sized walk-in closet and a spa like en suite bath. The three additional bedrooms, all with plenty of closet space and light are serviced by the nearby full hallway bath.

And there's more...an unfinished lower level provides unlimited options...playroom, home gym, artist studio...the choice is yours to use as you see fit!

Upon viewing, you will undoubtedly see how much the home at 7 Colfax Road has to offer. With its sought-after location within walking distance to the Short Hills train and downtown Millburn, its numerous upgrades and amenities combined with its spectacularly landscaped property, this pristinely maintained residence is just waiting for you to call it home!



INSIDE + OUT

THE FLOOR PLAN

FIRST LEVEL

- Entry Foyer featuring hardwood floors, 9' ceilings, wood door with glass accent panel and screen door, double door coat closet, recessed lighting; Living Room, Dining Room and Family Room, access to center staircase
- Living Room with hardwood floor, 2 large picture windows with wood blinds and window treatments, ceiling fixture; open columned entry to Dining Room
- Dining Room with hardwood floors, large picture window with wood blinds and window treatments, cove ceiling with contemporary chandelier and crown molding; open columned entry to Family Room
- Family Room with hardwood floors, gas fireplace with stone and crystals (instead of logs) River White granite surround and hearth, custom wood mantel flanked by 2 windows with blinds, brushed nickel ceiling fan; sliding doors with cellular shades and decorative window treatments; open to Kitchen/Breakfast Room, access to patio and backyard
- Kitchen featuring custom cabinetry (Carriage House Series with Century Kitchens) with designer handles, glass fronted accent panels, under-cabinet lighting, deep "soft-close" drawers and corner Lazy Susans, pantry cabinet with slide out shelves, reclaimed wood display shelving, designer tile backsplash, quartz counter tops on periphery, center island with granite countertops and stainless steel prep sink, 3 seat breakfast bar and 3 brushed nickel pendant lights above, stainless steel GE Café appliances including range with cooktop and griddle, electric oven with additional convection oven, range hood, built-in microwave with convection feature, French door refrigerator with hot water feature, deep sink with disposal, Moen pull out spray faucets and window above, recessed lighting;

open to "bump out" Breakfast Room with windows on 3 sides and glass door to 2-tiered deck, chandelier, wood blinds and window treatments; access to lower level, rear hallway with additional pantry closets, garage access, Powder Room and Laundry Room

- Powder Room with hardwood floors, pedestal sink with Moen faucet, designer mirror and light fixture above
- Laundry Room with pocket door, GE front load washer and dryer, utility sink, wire shelving and light fixture

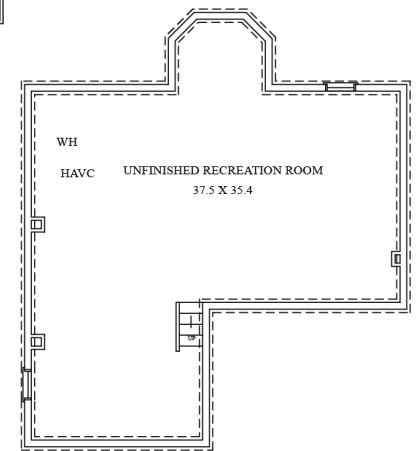
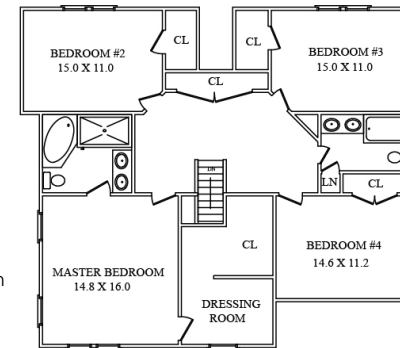
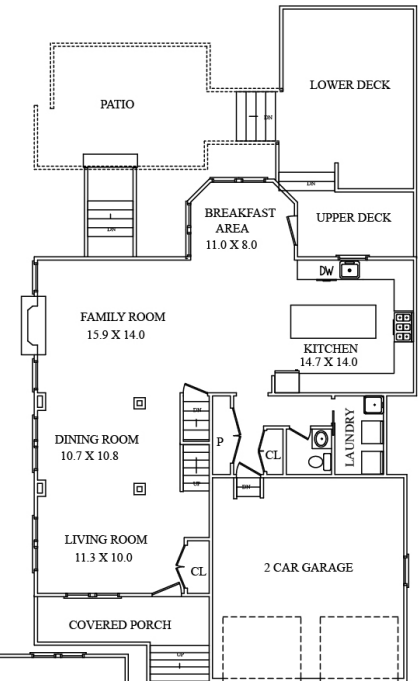
SECOND LEVEL

- Extra wide gallery landing with hardwood floors, large linen closet with wire shelving, 2 light fixtures; access to 4 bedrooms and hallway bath
- Master Bedroom Suite featuring hardwood floors, ceiling fan with light, large picture window with wood blinds and decorative treatments, room sized walk-in closet with dressing alcove, window, hardwood floors, and custom Elfa shelving; doorway to Master Bathroom featuring porcelain tile floor, vanity with 2 sinks, granite countertop with mirror and sconce lighting above, cabinets and drawers below, oversized soaking tub with subway tile surround and window with wood blinds above, privacy wall for commode, glass enclosed shower with tiled floor and walls, recessed lighting
- Bedroom #2 with hardwood floors, walk-in closet, ceiling fixture, window with wood blinds and window treatments
- Bedroom #3 with carpet, walk-in closet, ceiling fixture, large window with wood blinds and decorative window treatments
- Bedroom #4 with carpet, ceiling fixture, double door closet, large window with wood blinds
- Hall Bathroom with 2 sink vanity with solid surface counter, mirror and light fixture above, cabinets

and drawers below, shower over tub with tiled walls, tiled floor, linen closet with wire shelving, ceiling fixture

ADDITIONAL FEATURES & UPGRADES

- Unfinished Lower Level with high ceilings, French drains and sump pump (new 2018), plumbed for future bathroom
- 2-Zone forced air HVAC
- Humidifier added to first floor heating system
- Whole house Kohler natural gas back-up generator
- Wired with HDMI cables for all TVs
- Smoke detectors hard wired and ion battery throughout
- Radon mitigation system (new 2018)
- 75-gallon hot water heater
- LED recessed lighting throughout with dimmers on all first-floor lights, timer switch for front outside lights
- Abundant closet/storage space throughout the home
- 2-car garage with electric doors and built-in Elfa work station
- Professionally designed and landscaped property with fully fenced yard with stained cedar fence, specimen plantings, perennials, low maintenance trees and shrubs, rock garden and 16-zone Hunter irrigation system, large paver patio, built-in sandbox, teak wood bench, 2-tiered stained wood deck with direct gas line for barbeque grill
- .6 mile (3 minute drive) to the newly updated Springfield Town Pool



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