

16 Ross Road

Livingston, New Jersey



Sue Adler
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Luxurious New Construction in Livingston's best neighborhood! It is not every day that new construction this exceptional and elegant comes on the market. Move right into 16 Ross Road, a perfectly designed 6 Bedroom, 6 Full and 2 Half Bath home with a seamless open floor plan, high ceilings and high end finishes at every turn. Simply put, this home is a model of absolute perfection.

Drive up the tree-lined street and prepare to be transfixed by this home. Copper accents, elegant gables and meticulous landscaping all contribute to the home's incredible curb appeal. Walk up the brick paver front walk and enter through the oversized mahogany warm, wood entry doors to the spacious and sunlit 2-Story Foyer featuring marble, custom millwork and an elegant staircase leading to the Second Floor. Move into the sun-drenched Living Room boasting wide plank select custom flooring (which is throughout the First and Second Floors) and graceful French Doors leading to the Family Room. The dazzling Family Room, with its gas-burning fireplace with beautiful floor to ceiling stonework, coffered ceiling and gorgeous windows with views of the lush backyard, is sure to be the site of many family gatherings. Dinner parties are a dream in the magnificent Dining Room featuring high ceilings, exquisite moldings and easy access to the outstanding Gourmet Chef's Kitchen that is truly a work of art. Crisp white custom wood cabinetry with an enormous custom island, granite countertops, stainless steel professional grade appliances and designer pendant lighting make the Kitchen extraordinary. Storage abounds with extensive upper and lower cabinetry, a Walk-In Pantry with floor to ceiling shelving and a Mudroom with custom cubbies and its own walk-in closet. Rounding out the 1st Floor are a divine Office/Library with graceful double French doors, Powder Room with marble tile, an additional Half Bath and a Guest Bedroom Suite with sensational granite countertops and decorative mosaic tile.



And it doesn't end there. Easily accessed from either the Library/Office or the Breakfast Room, relax on the substantial, maintenance-free composite porch, perfect for al fresco dining and rocking chairs. Beyond the porch, enjoy complete privacy in the meticulously landscaped flat yard with plenty of room for a pool.

When it's time to retire for the evening, the stately staircase (there is also a rear staircase) leads you to the second floor with 4 spacious bedrooms. Luxury abounds in the private and open Master Bedroom Retreat with a separate Sitting Room and Bedroom (both with vaulted ceilings), dual custom Walk-In Closets and light literally pouring in through the generous windows. Enjoy a soak in the tub in the spa-like Master Bathroom complete with radiant heat, custom double vanity, marble tile and shower with steam and rain showerhead. Three additional bedrooms (all ensuite with high end finishes throughout) are steeped in sunlight and include generous custom closets.

And there's more...The massive Lower Level (accessed by 2 different staircases) boasts 10 foot ceilings, a Recreation Room, Media Room, Exercise Room, Nanny Suite with Full Bathroom and abundant storage, providing all the space you need for any pursuit.

Words truly do not do this home justice. 16 Ross Road is a dream home in every way. Just minutes from Blue Ribbon schools, NYC transportation and luxury shopping, this home must be seen to be believed!





Inside and Out...

First Level

- Generous mahogany wood front door with 2' sidelites
- Entry Foyer featuring marble flooring, board and batten millwork, recessed lighting, electrical outlet for chandelier, curved wood staircase with iron railing, inset ceiling with window, alcove with Powder Room and double door coat closet with custom adjustable shelving and hanging storage, doorway to Lower Level
- Powder Room #1 featuring marble tile flooring with mosaic inlay, marble baseboard, recessed light, fan, wood vanity with storage, vessel sink, Kohler toilet, wood framed mirror, 2 light sconce
- Living Room featuring hardwood floors, baseboard molding, 10" crown molding, picture window, double French doors into Family Room
- Dining Room featuring hardwood floors, baseboard molding, 10" crown molding, picture window overlooking front yard, electrical hookup for chandelier
- Family Room featuring hardwood floors, coffered ceiling, gas ready fireplace with floor to ceiling stone surround and rustic wood mantle, picture window overlooking park-like backyard, 10" crown molding, baseboard molding, recessed lighting, large entryway to Gourmet Chef's Kitchen
- Gourmet Chef's Kitchen featuring hardwood floors, custom white cabinetry (upper cabinets to ceiling) with nickel hardware and easy close drawers, granite countertops, marble tile backsplash in brick mosaic pattern, decorative marble backsplash over cooktop area, pot filler, stainless steel Thermador hood, stainless steel Thermador cooktop, corner glass door cabinet for china display, 2 stainless steel sinks (bar sink in island and Kraus double sink on exterior), stainless steel commercial style faucet (in double sink), gooseneck fixture (in bar sink), stainless steel Sharp microwave drawer, Marvel wine refrigerator, Thermador stainless steel refrigerator/freezer, dual Thermador stainless steel dishwashers, Thermador stainless steel dual wall ovens, enormous island with granite countertop, tons of storage and seating for 3, pendant lighting over island, huge walk-in Pantry with custom shelving, breakfast area featuring sliding door with transom to outdoor deck, recessed lighting, electrical outlet over table lighting for pendant lighting
- Office/Den featuring double French entryway doors, hardwood floors, baseboard molding, 10" crown molding, recessed lighting, sliding door with transom out to deck
- 2nd Front Door/Side Entrance area featuring mahogany wood door, hardwood floors, double door coat closet with custom adjustable shelving and hanging storage, doorway to second staircase to Lower Level, recessed lighting, baseboard molding
- Mudroom featuring cubby area with hidden storage bench, bead board detail and upper storage, walk-in closet with custom adjustable shelving and hanging storage, two flush mount light fixtures, hardwood floors, doorway to garage
- Powder Room #2 featuring slate floor tile, pedestal sink, Kohler toilet, baseboard molding, recessed lighting, 2 light sconce, decorative mirror
- Bedroom #5 featuring hardwood floors, baseboard molding, recessed lighting, double door closet with custom adjustable shelving and storage, Ensuite Full Bathroom featuring tile flooring, custom wood vanity with granite countertop, custom mirror, 3 light sconce, recessed lighting, glass door shower with penny tile flooring, rectangular wall tile with mosaic accent, rain and handheld showerheads, Kohler toilet, custom mirror, fan
- 3 car garage with electric doors, exterior door to rear yard

Lower Level

- 10' ceilings throughout
- Dual wood staircases to Lower Level (one accessed from Entry Foyer and other from side entrance)
- Storage/Exercise Room featuring double French entry doors, gym flooring, baseboard molding, recessed lighting
- Recreation Room featuring carpeting, recessed lighting, baseboard molding, huge double door closet
- Media Room featuring solid wood double entry doors, carpeting, baseboard molding, recessed lighting, 2 storage closets
- Bedroom #6 featuring 3 above ground windows, carpeting, baseboard molding, recessed lighting, dual double door closets, Ensuite Full Bathroom (also accessed from hallway) featuring tile flooring, tumbled tile backsplash, wood vanity with storage and glass vessel sink, wood framed mirror, 4 light sconce, recessed lighting, glass countertop, Kohler toilet, shower with frameless glass door and marble floor tile, rectangular wall with mosaic detail, fan
- Hallway off bedroom with double door closet
- Utility Room, meticulously maintained and wired and Utility Closets
- Storage closet under Entry Foyer staircase

Second Level

- Second Level Gallery Landing overlooking Entry Foyer featuring hardwood floors, recessed lighting, dual linen closets with custom shelving, baseboard molding, crown molding
- Master Bedroom Sitting Room featuring double door entryway, hardwood floors, baseboard molding, vaulted ceiling, recessed lighting, electrical hookup for pendant light fixture, dual entries to Master Bedroom
- Master Bedroom featuring hardwood floors, baseboard molding, vaulted ceiling, recessed lighting, electrical hookup for pendant light fixture, wall of picture windows with view of backyard, dual walk-in closets with pocket doors, warm wood custom adjustable shelving and hanging storage
- Master Bathroom featuring marble floor tile, radiant heat, marble countertops, marble wainscoting, soaking tub with gooseneck fixture and marble surround, custom double vanity with storage, custom mirrors, recessed lighting, dual 2-light sconces, separate room for toilet, Kohler toilet, frameless glass door shower with marble tiling, rain shower head, sauna, handheld shower and decorative marble tile feature wall
- Bedroom #2 featuring hardwood floors, baseboard molding, double door closet with custom adjustable shelving and hanging storage, recessed lighting, Ensuite Full Bathroom featuring wood look floor tile, custom vanity with storage, quartz countertop, Kohler toilet, frameless glass door shower with tile surround and mosaic glass accent tile, recessed lighting, custom mirror, 3 light sconce
- Bedroom #3 featuring hardwood floors, baseboard molding, recessed lighting, dual double door closets with custom adjustable shelving and hanging storage, Ensuite Full Bathroom featuring tile flooring, custom vanity with storage, quartz countertop, linen closet, custom mirror, 3 light sconce, recessed lighting, Kohler toilet, shower over tub with tile surround and decorative accent tile, sliding glass doors, regular and handheld shower
- Bedroom #4 featuring hardwood floors, baseboard molding, ceiling alcove with additional window, recessed lighting, walk-in closet with custom adjustable shelving and hanging storage, Ensuite Full Bathroom featuring slate floor tile, custom wood vanity with quartz countertops, custom mirror, recessed lighting, 3-light sconce, shower with sliding glass door, marble floor tile, rectangular tile surround with decorative accent tile, fan
- Laundry Room featuring wood look tile flooring, custom cabinetry with bead board detail and granite countertops, glass tile backsplash, stainless steel sink, custom upper cabinetry with bead board detail, hook up for washer and dryer, recessed lighting, 2 closet areas for drying storage
- Back Hallway featuring hardwood floors, baseboard molding, crown molding, double door Linen Closet with custom shelving, recessed lighting, 2nd stairway to Lower Level, sconce

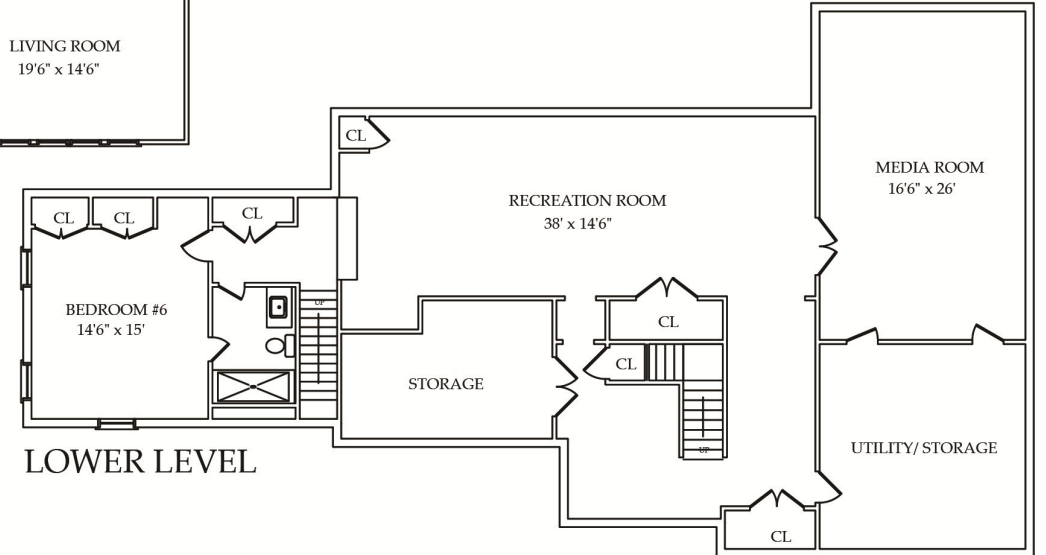
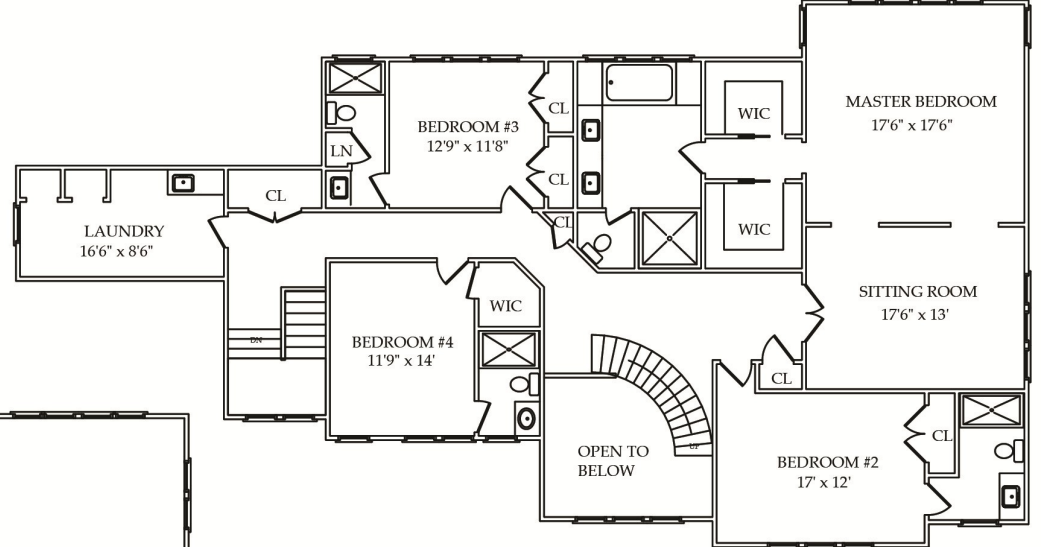
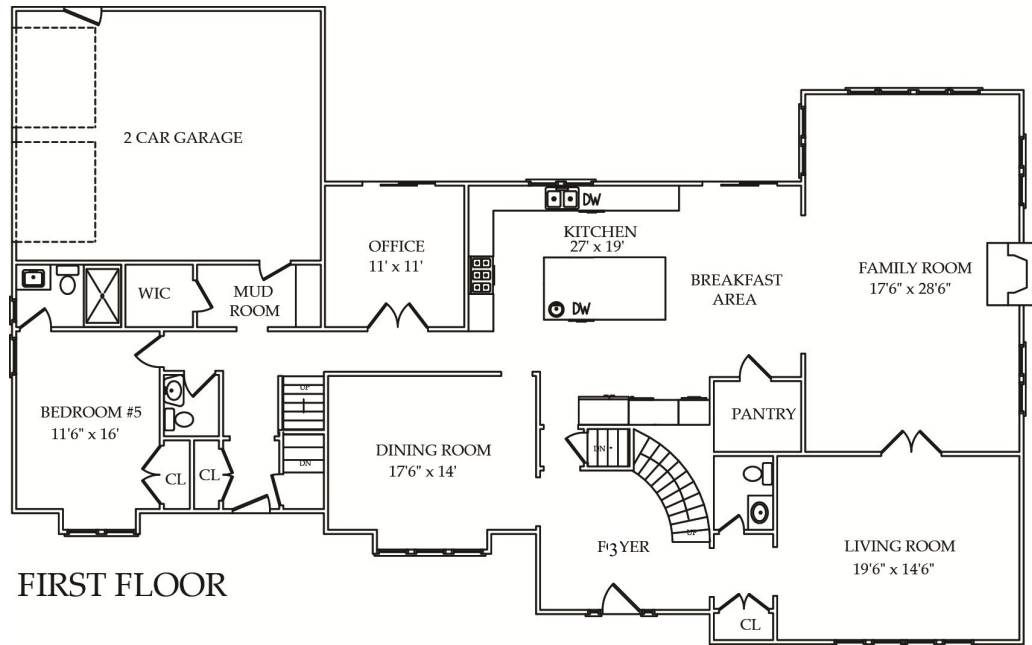
Additional Features/Upgrades

- Over 7,500 square feet (including finished Basement)
- All Bedrooms ensuite
- 5" select hardwood floors throughout
- All cabinets with European soft close
- 9'-12' ceilings throughout
- 4-zone AC/5-zone Heat
- Two 75 gallon hot water heaters
- Sump pump
- Sonos sound system ready
- Generator hook up ready
- Alarm System
- All closets with custom adjustable shelving and hanging storage
- Solid wood doors throughout
- Pella windows and exterior sliding doors

Backyard

- .68 acres with extensive rear property
- Maintenance free back porch with railings
- Professionally landscaped flat backyard and front yard
- Front professionally landscaped with beautiful masonry
- Professional lighting
- Irrigation system with sprinklers in front and back with dedicated water line





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.



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