



Sue Adler

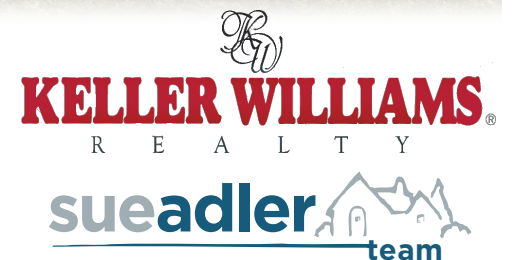
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11 Rolling Hill Drive
CHATHAM TWP.





Exquisite attention to detail is on display in this R.D. Bennett custom home...

Situated in Chatham's prized Rolling Hill neighborhood, this superior custom home is certain to turn heads. New England fieldstone and wood clapboard highlight the exterior, as the enclosed front portico extends a warm welcome. Framed by mature trees and shrubbery, this fabulous home rests atop nearly two-thirds of an acre of beautifully landscaped property.

Crossing the threshold, you enter a two-story foyer. As broad entries reveal the adjoining rooms, the limestone and marble floor in the foyer gives way to gleaming hardwood floors, some with darker ribbon inlays. The two-story living room is highlighted by a floor-to-ceiling stone fireplace, the first of four gas fireplaces, adding a soft glow to this dramatic room. Above, the second level gallery hallway overlooks the proceedings. The adjacent family room is a large space where overstuffed sofas and chairs assure your complete comfort. Gather around the gas fireplace while French doors, flanked by floor-to-ceiling windows, lead the way out to a bluestone patio and expansive backyard beyond.

Adjoining the family room is the designer kitchen. Just spectacular, this kitchen will thrill even the fussiest home cook. Custom cabinets, granite counters and

professional quality appliances come together to create a room that is both gorgeous and supremely efficient. The breakfast area is set into a huge bay with large windows. A side door opens to the patio, creating an excellent transition to outdoor dining. While the breakfast area redefines casual eating, the dining room is ideal for your more formal occasions.



Two bedrooms, complete with en suite full baths, are found on the main level. In addition to an office, convenient laundry and powder rooms, the nearby elevator whisks you to the second level or all the way down to the garage located on the lower level.



Four more bedrooms are positioned on the second level. The master suite is a luxurious retreat that includes a separate dressing room and full bath with spa tub. Because the dressing room opens to both the master and adjoining second bedroom, you have the option to use this bedroom, with a gas fireplace, as a master sitting room. The remaining two bedrooms both enjoy en suite full baths.

The lower level has been beautifully finished to include a leisure room with stone fireplace, exercise room, recreation room, full bath, loads of storage and access to the 3-car garage.

Table of Facts...

FIRST LEVEL

- ♦ Grand two-story foyer features a limestone floor with marble inset, broad staircase and recessed lights
- ♦ Two-story living room with hardwood floor, recessed lights and floor-to-ceiling stone gas fireplace with raised hearth
- ♦ Family room with hardwood floor, crown molding, recessed lights, gas fireplace and French doors to the bluestone patio
- ♦ Designer kitchen with limestone tile floor, custom cabinets, granite counters, subway tile backsplash, Thermador gas cook top and wall oven, Sub-Zero refrigerator and freezer, crown molding, recessed lights, center island breakfast bar with dual offset sink and Bosch dishwasher and breakfast area with deep bay window and side door to the patio
- ♦ Dining room with hardwood floor, crown molding, chair rail and French doors to the patio
- ♦ Office with hardwood floor, crown molding and recessed lights
- ♦ Bedroom 5 with hardwood floor, crown molding, walk-in closet and en suite full bath
- ♦ Bedroom 6 with hardwood floor, crown molding, walk-in closet and en suite full bath
- ♦ Powder room with tile floor, crown molding and pedestal sink
- ♦ Laundry room with tile floor, washer, dryer and laundry sink
- ♦ Hallway with closet and elevator

SECOND LEVEL

- ♦ Master bedroom with hardwood floor, tray ceiling and recessed lights
- ♦ Master dressing area features a vanity with sink, single closet and two walk-in closets with built-ins
- ♦ Master bath with limestone tile floor, cathedral ceiling, two vanities, corner shower, spa tub and separate privy room
- ♦ Bedroom 2 opens from both the hallway and master dressing area and features front and rear dormer windows, two closets, hardwood floor, recessed lights, ceiling fan and gas fireplace
- ♦ Bedroom 3 with hardwood floor, crown molding, ceiling fan, walk-in closet and a full en suite bath

- ♦ Bedroom 4 with vaulted ceiling, front dormer window, built-ins, hardwood floor, ceiling fan, walk-in closet with built-ins, single closet and full en suite bath
- ♦ Hallway with storage closet and elevator
- ♦ Gallery hallway overlooks the foyer and living room

LOWER LEVEL

- ♦ Recreation room with wall-to-wall carpet, recessed lights, crown molding, closet, access to the garage and door to the backyard
- ♦ Leisure room with wall-to-wall carpet, recessed lights, floor-to-ceiling stone fireplace with raised hearth
- ♦ Exercise room with wall-to-wall carpet, recessed lights and crown molding
- ♦ Full bath with tile floor, vanity with sink and tile corner shower
- ♦ Utility and storage room

ADDITIONAL FEATURES

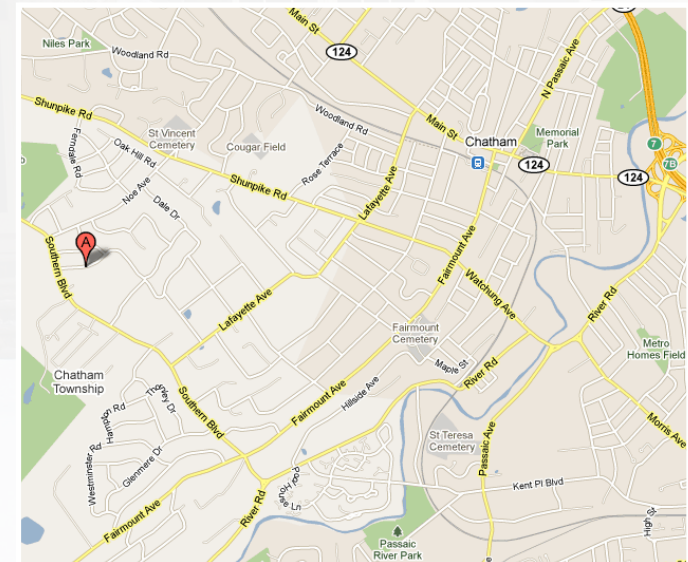
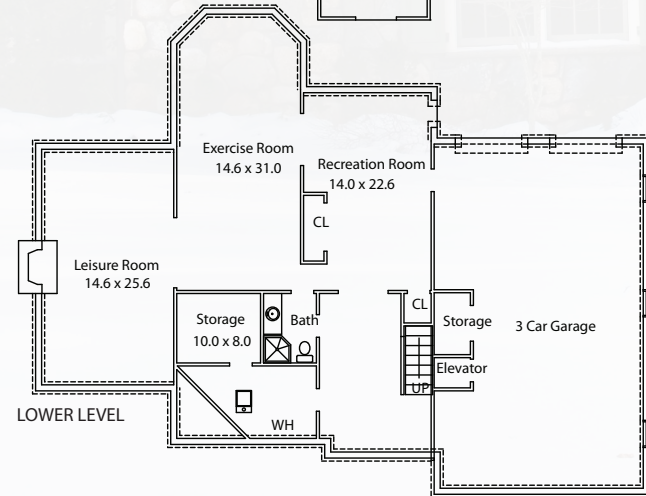
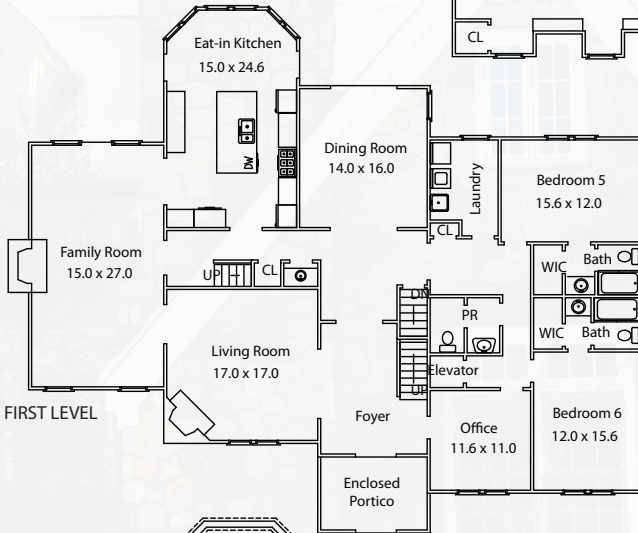
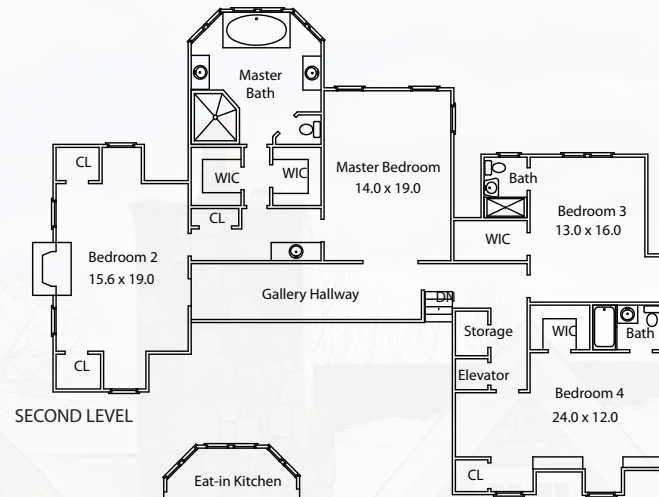
- ♦ Multi-zone heat and air conditioning
- ♦ Wired for internet and cable
- ♦ Elevator operates from the lower level garage to the second level
- ♦ Stone front walkway and steps with wrought iron railings
- ♦ Enclosed front portico
- ♦ Stone and clapboard exterior
- ♦ Paved driveway with additional parking
- ♦ Built-in 3-car garage with interior access, storage and elevator
- ♦ Multilevel bluestone patio
- ♦ Deep, private backyard
- ♦ Underground sprinkler system
- ♦ Professionally landscaped and maintained grounds include mature trees, shrubbery, specimen plantings and established lawns
- ♦ Desirable Rolling Hill neighborhood consists of distinctive homes and easy access to major highways, shopping, top rated schools, recreation and NYC transportation

PROPERTY PARTICULARS

- ♦ Built: 2001
- ♦ Lot Size: .60 Acre
- ♦ 2010 Taxes: \$36,383



Inside & Outside...



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