

42 SUNSET DRIVE | CHATHAM, NJ



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Welcome to 42 Sunset Drive! Beautifully situated on a spacious lot with a sprawling front lawn, this elegant 5 Bedroom, 4½ Bath Kaplan-built Center Hall Colonial in sought after Chatham is perfect in every way. Simply put, this home dazzles at every turn!



Walk up to find the stately covered entry with a welcoming warm Entry Door. The bright and sunny Foyer features limestone flooring and lovely views of the Living Room and Dining Room beyond. Flow easily into the sundrenched Living Room with a chic statement fireplace, a high-end designer chandelier and a gorgeous oversized bay window overlooking the picturesque property beyond. Dinner parties are divine in the elegant formal Dining Room complete with hardwood floors, another beautiful bay window and plenty of room for an oversized dining table. The stunning Gourmet Kitchen is sure to satisfy every chef's desire. An abundance of custom wood cabinetry, a huge island with granite countertop and high-end Wolf/Sub Zero and Miele appliances are the best in form and function. Breakfast is served in the light-filled adjacent Breakfast Room with an accompanying Dry/Coffee Bar Area complete with a beverage refrigerator. Open to the Kitchen, you are sure to be impressed by the magnificent Family Room. This room, bathed in sunlight due to a wall of windows and double French doors, exudes relaxation and is well suited for family game night, movie watching or cozy nights by the fireplace.



The real stunner of this home is the breathtaking backyard easily accessed from the Family Room, making indoor and outdoor entertaining laid back and stress free. Multi-level patios, a Koi Pond with fountain, exquisite blooming perennials and designated spaces for lounging, al fresco dining and roasting marshmallows, ensures tons of outdoor fun for your guests. A tasteful Powder Room, Mud Room and 2-Car Garage round out the First Level.

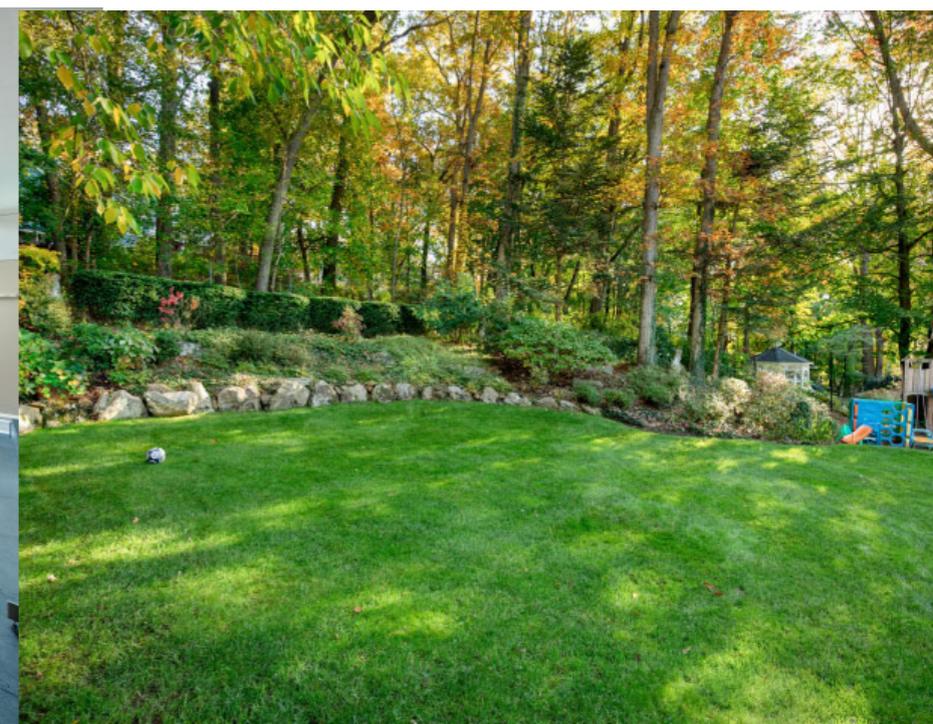




Ready to retire for the evening? Wander up the elegant staircase to find the large second floor landing complete with a Linen Closet with floor to ceiling shelving and a convenient 2nd Floor Laundry Room. Prepare to relax in the private, roomy and sunlit Master Bedroom Suite featuring 2 custom Walk In Closets and windows where the light literally pours in. Getting ready is a pleasure in the spa-like Master Bathroom featuring a custom double vanity, built in jacuzzi tub and luxurious frameless glass door shower. Bedrooms 2, 3 and 5 feature gleaming hardwood floors and spacious closets. Bedrooms 2, 3 and 5 share the spacious Full Hall Bathroom complete with a double vanity, chic tile and a bath/shower. Ensuite Bedroom 4 offers immense comfort and privacy with its own luxurious bath with a jacuzzi tub.

And there's more! The Lower Level boasts a fully finished Recreation/Game Room perfect for endless hours of family entertainment. The Recreation/Game Room includes a fabulous Caterer's Kitchen with built in cabinetry, dishwasher and refrigerator so that entertaining downstairs is a snap. A Play Room, Full Bath, Bonus Room and plenty of Storage Closets add tons of living space and functionality to the home.

With its serene setting, spacious floor plan, proximity to New York City, easy access to Midtown Direct train service, exceptional school district and convenience to Chatham's fantastic shopping and restaurants, 42 Sunset Drive is an extraordinary value and the perfect place to call home!



I N S I D E + O U T

FIRST LEVEL

- Entry Foyer with limestone flooring
- Powder Room featuring cut crystal sink
- Living Room featuring hardwood floors, gas fireplace with custom millwork mantle and stone surround, bay window, rustic chandelier, in ceiling speakers, baseboard molding, crown molding, shutters, painted soothing gray
- Dining Room featuring hardwood floors, bay window, designer elongated light fixture, shutters, baseboard molding, crown molding, painted soothing hue
- Gourmet Chef's Kitchen featuring hardwood floors, custom wood cabinetry including glass door cabinetry, granite countertops, tile backsplash, custom hood, island with seating for 3, regular and bar sink, pendant lantern over island, recessed lighting, semi-flush mount over sink area, Coffee/Bar Area with SubZero wine refrigerator, Wolf, Miele and Sub Zero high-end appliance package, Breakfast Area with designer orb chandelier, double French doors to backyard, open to Family Room
- Family Room featuring hardwood floors, fireplace with custom millwork mantle and stone surround, custom built ins with open and concealed storage, wall of windows and double French doors out to backyard, recessed lighting, baseboard molding, crown molding
- Mud Room with door to Garage

- 2 car garage with elevated ceilings and ceiling mount storage racks

SECOND LEVEL

- Master Bedroom Suite featuring carpeting, vaulted ceiling, oversized windows with custom window treatments, chandelier, recessed lighting, separate sleeping and sitting areas, 2 Walk In Closets with custom storage, baseboard molding
- Master Bathroom featuring heated tile flooring, custom double vanity with granite countertop, built in jacuzzi tub, frameless glass door shower, recessed lighting
- Bedroom #2 featuring hardwood floors, ceiling fan/light fixture, recessed lighting, oversized windows with woven shades, baseboard molding, crown molding, custom built ins, Closet
- Bedroom #3 featuring hardwood floors, accent wallpaper wall, semi-flush mount light fixture, double windows with custom window treatments, Closet
- Ensuite Bedroom #4 featuring hardwood floors, recessed lighting, baseboard molding, crown molding, Closet, Bathroom featuring tile flooring, furniture style vanity, built in jacuzzi tub, custom roman shades, 3 light sconce, wall sconce
- Bedroom #5 featuring hardwood floors, ceiling fan/light fixture, baseboard molding, crown molding, Closet, 3 oversized windows
- Laundry Room
- Full Hall Bath

LOWER LEVEL

- Recreation Room featuring carpeting, recessed lighting
- Catering Kitchen featuring tile flooring, custom cabinetry including glass door cabinetry, sink, stainless dishwasher, stainless refrigerator
- Play Room
- Bonus Room
- Full Bathroom
- Utility Rooms, Storage Closets and large crawl space

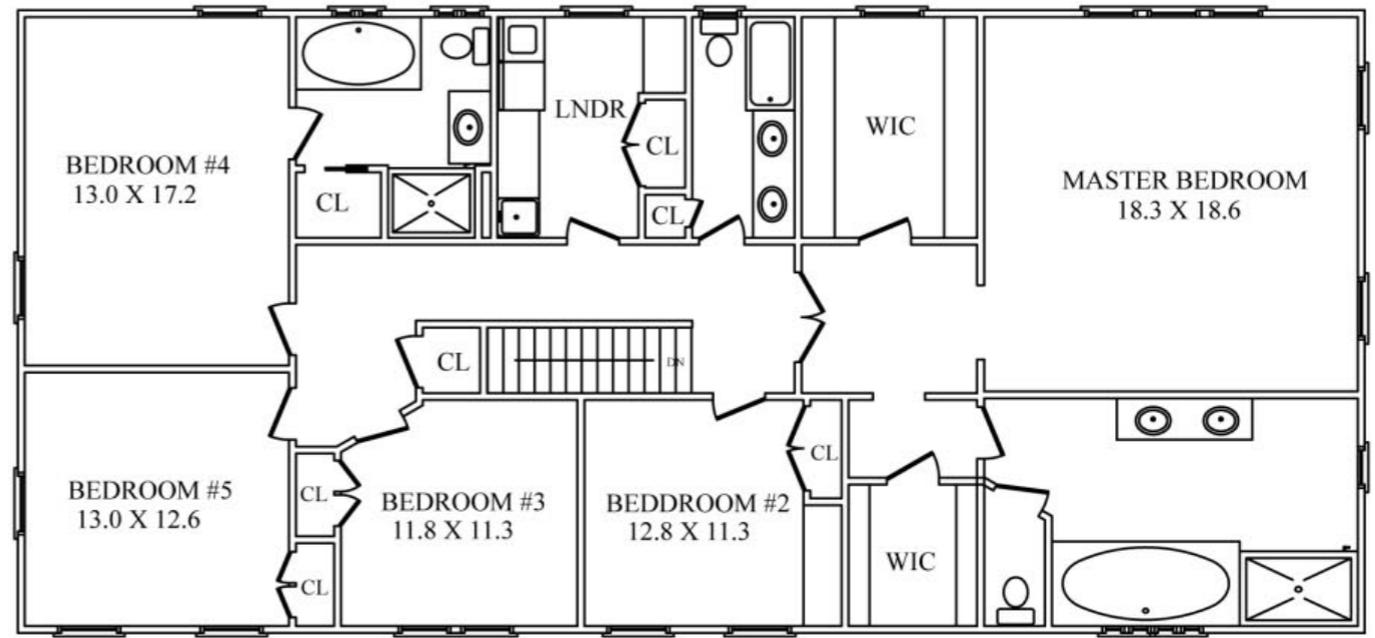
FRONT/BACKYARD

- Sprawling front yard
- Sprinkler System
- Covered front entry
- Professional landscaping with mature specimen trees and blooming perennials
- Rear Entertaining Slate Patio with stone wall border, room for sitting and dining areas
- Separate Fire Pit Patio Area
- Waterfall with Koi Pond
- Framed and wood chipped play area
- Flat grassy play areas surrounded by professional landscaping
- Shed

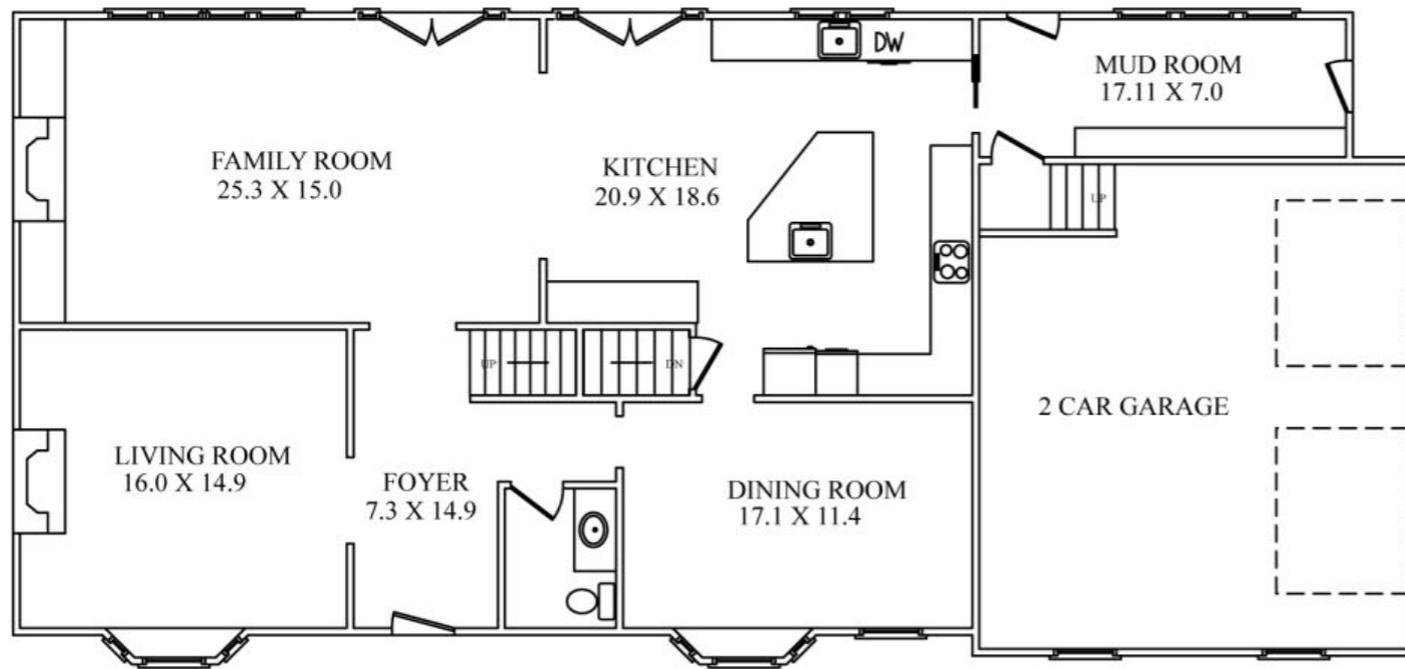
ADDITIONAL FEATURES / UPGRADES

- Newer roof, siding, heat/AC, electric, gas hot water heater
- In ceiling speakers in Family Room, Living Room and Dining Room

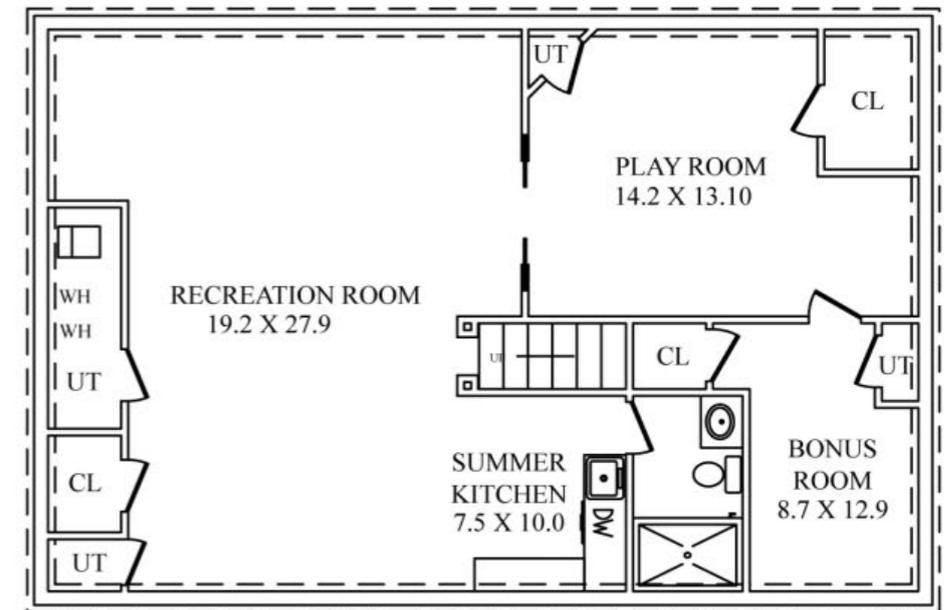
THE FLOORPLAN



SECOND LEVEL



FIRST LEVEL



LOWER LEVEL

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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