

28 KAREN WAY | SUMMIT, NJ



kw PREMIER
PROPERTIES
KELLERWILLIAMS

Each Keller Williams office is individually owned and operated.

sueadler 
THE #1 KELLER WILLIAMS TEAM IN NEW JERSEY team



Welcome to 28 Karen Way! Move right in to this marvelous 4 Bedroom, 3.5 Bath home on one of Summit's prettiest and quiet blocks. With enormous windows bringing in tons of sunlight, high end millwork and molding throughout, an open floor plan with tons of living space and close proximity to Midtown Direct Train, Short Hills Mall, top-notch Summit schools and Summit's outstanding restaurants and shopping, 28 Karen Way is an incredible value and will not last!



Drive up the quiet street, take in the gorgeous green lawn, crisp landscaping and prepare to be impressed by this lovely retreat. Beauty abounds and entertaining is a delight in the dazzling Living Room with soaring ceilings, an elegant fireplace and custom built ins with tons of room to display your treasures. Gleaming hardwood floors, soothing hues and exquisite moldings (carried throughout the house) add sophistication and warmth to the space. Flow easily into the elegant Dining Room with the **BEST** built ins/buffet areas offering tons of glass and china storage and space for serving. Whether it's dinner parties or holiday gatherings, this space is the perfect spot to entertain all of your guests. Any chef is sure to be impressed with the Gourmet Kitchen with warm wood custom cabinetry, granite countertops and high-end Sub Zero/Wolf appliances.



Enjoy a cup of coffee in the dreamy Breakfast Room with its wall of custom cabinetry and beautiful views of the lush front property. Walk down a few steps to find the enormous Family Room with plenty of room for movie watching, arts and crafts and children's play. The Lower Level is "walk out" to the backyard. A tasteful Powder Room, 2-Car Garage and well-appointed Laundry Room round out the Lower Level. Another show stopper of 28 Karen Way is the serene and level green yard graced by blooming perennials, foundation plantings and mature specimen trees. An **ENORMOUS** Patio means summer entertaining will be at **YOUR** house with plenty of room for al fresco dining, lounging space and even a fire pit.





Ready to retire for the evening? Walk upstairs where it doesn't get better than the luxurious Master Bedroom Suite. A dreamy vaulted ceiling, a huge Walk In Closet and a luxurious spa-like Master Bath with marble, a gorgeous vanity and jacuzzi tub, make this your own sumptuous oasis. Down the hall are three roomy bedrooms, each with tons of closet space and natural light. Bedrooms 3 through 4 share the chic Hall Bath and Bedroom 2 is ensuite ensuring tons of privacy. Walk up a few steps where you are sure to be impressed by the Family Room/Teen Lounge/Office. Whether it's taking Zoom call, doing school projects or hanging out with friends, this space adds a ton of functional space to the home. Off of this room, there is plenty of potential for expansion with additional unfinished space.

With fantastic schools, easy access to downtown Summit and Midtown Direct Train, 28 Karen Way is the perfect place to call home!

I N S I D E & O U T

FIRST LEVEL

- Entry Foyer featuring wood door with sidelite, tile flooring, baseboard molding
- Living Room featuring hardwood floors, vaulted ceiling with wood beams and skylights, fireplace with custom millwork mantle, custom built ins with open and concealed storage, oversized windows overlooking front yard with plantation shutters, row of windows overlooking backyard
- Landing Area featuring tile flooring, half wall with granite countertop, wainscoting, recessed lighting, sconce
- Dining Room featuring tile flooring, 2 built ins with wall to wall warm wood cabinetry including glass door cabinetry, buffet areas with granite countertop, picture window, chandelier, recessed lighting, baseboard molding, pass through to Kitchen
- Chef's Kitchen featuring tile flooring, warm wood custom cabinetry including glass door cabinetry, decorative custom hood, granite countertops, tile backsplash, recessed lighting, pass through to Dining Room, glass shelving, disposal, high-end stainless steel appliances including Sub Zero refrigerator/freezer and Wolf 8 burner double oven/range, stainless sink
- Breakfast Room with pendant light fixture, built in wall to wall warm wood cabinetry including glass door cabinetry, buffet area with granite countertop, tile backsplash

SECOND LEVEL

- Hallway with hardwood floors with walnut inlay, wainscoting, sconces, Linen Closet
- Master Bedroom Suite featuring French door at entry, steps and hardwood floors with walnut inlay, wainscoting, Walk In Closet with custom storage, vaulted ceiling, oversized windows with decorative millwork, recessed lighting, sconces, baseboard molding

- Master Bathroom featuring marble tile flooring, marble tile wainscoting, custom vanity with upper and lower storage, marble countertops, vanity area, glass door shower, chandelier, recessed lighting, jacuzzi tub with tile surround
- Ensuite Bedroom #2 featuring hardwood floors, ceiling fan, recessed lighting, baseboard molding, Closet, Bathroom featuring tile flooring, tile wainscoting with accent tile, pedestal sink, shower with glass door, sconce, recessed lighting, medicine cabinet
- Bedroom #3 featuring hardwood floors, Closet, ceiling fan, recessed lighting, baseboard molding
- Bedroom #4 featuring hardwood floors, double door Closet, ceiling fan, recessed lighting, baseboard molding
- Full Hall Bathroom featuring tile flooring, subway tile wainscoting with mosaic tile accent, shower with glass door, pedestal sink, vanity area with granite countertop

THIRD LEVEL

- Family Room/Tween Lounge/Office featuring French door at entry, hardwood floors, vaulted ceiling, picture window, sconces, baseboard molding
- Unfinished Space (utilities and storage)

LOWER LEVEL

- Entry Area featuring tile flooring, recessed lighting, double door Closet, baseboard molding, door to garage
- 2 car garage
- Family Room featuring tile flooring, bay window, recessed lighting, baseboard molding, wall of windows at rear overlooking yard, French door to Patio, Closet
- Powder Room featuring tile flooring, tile wainscoting with decorative accent tile, pedestal sink, recessed lighting, access to Laundry Room

- Laundry Room featuring pocket door at entry, tile flooring, open shelving, utility sink, front loader washer and dryer
- Staircase with wainscoting to First Level

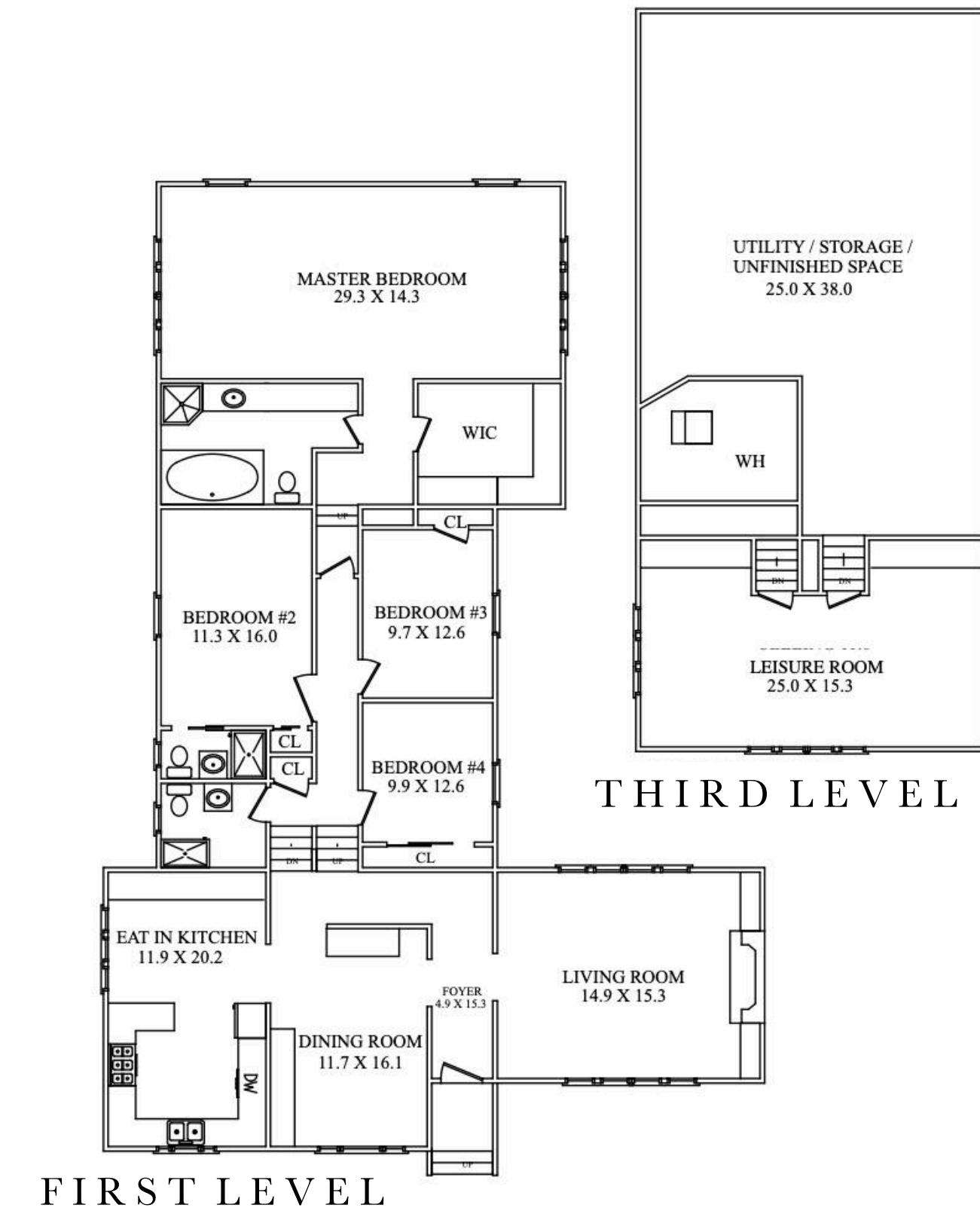
FRONTYARD / BACKYARD

- Meticulously and professionally landscaped with daylilies, grasses and blooming perennials
- Lush grass in front and rear yard
- Huge Paver Patio with room for entertaining and dining area
- Fenced in backyard

ADDITIONAL FEATURES & UPGRADES

- Oversize Heated 2 Car Garage
- Dog Watch – invisible fence
- Lawn Irrigation
- Underground utilities
- AC – 2 Zones
- Heat – 9 zone radiant heat
- Hot water heater – 1 year
- Central Vacuum – VacuFlo
- Pella Windows-Blind in window/hiding screen
- Velux Sky light – electronic shades/rain sensors/closers
- Fireplace – Wood – Gas convertible
- Kitchen – Custom sink/cabinets/Molding/lighting/exhaust
- Sink disposal/Wolf 48"/Subzero/Bosch dishwasher
- Master Bath – tray ceiling/7' Heated whirlpool tub
- Patio Large walkout
- Storage Space – full Attic – Large Crawl space
- Large fenced concealed outside storage
- Freshly painted soothing hues throughout
- High quality millwork and decorative moldings throughout



[illegible][illegible][illegible]

The floor plan shows a large house with several bedrooms, a living room, dining room, kitchen, and a utility area. The rooms are labeled with their names and dimensions.

- MASTER BEDROOM**: 29.3 X 14.3
- BEDROOM #2**: 11.3 X 16.0
- BEDROOM #3**: 9.7 X 12.6
- BEDROOM #4**: 9.9 X 12.6
- EAT IN KITCHEN**: 11.9 X 20.2
- DINING ROOM**: 11.7 X 16.1
- LIVING ROOM**: 14.9 X 15.3
- FOYER**: 4.9 X 15.3
- UTILITY / STORAGE / UNFINISHED SPACE**: 25.0 X 38.0
- WH** (Walk-in Closet)
- CL** (Closet)
- DN** (Downstairs)
- UP** (Upstairs)

FIRST LEVEL



CELL: 973.936.9129
OFFICE: 973.376.0033 x101
info@sueadler.com
sueadler.com/28Karen

