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*THE #1 SELLER TEAM IN NEW JERSEY*



*245 Montrose Avenue*  
—◆—◆—  
*South Orange, New Jersey*





Sitting majestically on one of the most stunning lots in South Orange's sought after Montrose neighborhood, 245 Montrose is a rare opportunity for the discerning buyer seeking architectural magnificence, craftsmanship and an ideal setting just minutes to Midtown Direct train, Blue Ribbon schools, excellent restaurants, shopping and all downtown South Orange has to offer.





Drive up the glorious tree-lined street and admire this home's spacious corner lot and stately brick exterior complemented by a regal covered front entry. Prepare to be enchanted as you enter the elegant Entry Foyer and note the stunning craftsmanship of the center staircase and the timeless architectural arched windows. Off of the Entry Foyer, a lovely Office overlooking the idyllic yard, is the perfect spot to work from home. If you love to entertain, look no further. Family gatherings or cocktails with friends are amazing in the marvelous front to back Living Room perfectly equipped with a statement fireplace and original arched French doors on each side providing easy indoor/outdoor entertaining options. Next to the Living Room, it's a joy to mix cocktails for your guests in the Sun Room/Bar Room perfectly equipped with built-in cabinetry and a beverage refrigerator. After cocktails, flow easily into the formal Dining Room complete with its own fireplace, original arched French doors and original china cabinets perfect for storing all your china and glassware.





Prepare to be dazzled by the well-appointed Gourmet Chef's Kitchen with an island, NEW high-end stainless steel appliances and a Breakfast Area for family meals. Laundry is an absolute pleasure with a First Floor Laundry Room located conveniently off of the Kitchen. Finally, the spacious and sundrenched Family Room provides plenty of room for TV watching, game night and family gatherings. A tasteful Powder Room rounds out the First Level.





When it's time to retire for the evening, the stately staircase leads you to a second floor landing which includes a Walk In Closet, an original "Linen Room " and another storage closet. Luxury and privacy abound in the sophisticated and well-designed Primary Bedroom Suite featuring a huge Walk In Closet and then a smaller Walk In Closet, both with custom storage. The bathroom is reminiscent of a spa with a custom double vanity and an oversized shower with 2 showerheads. Cheery Bedroom 2 includes windows at two exposures and 2 Closets. Don't miss Ensuite Bedroom 3 with an on-trend renovated Bath with designer tile throughout. Cozy Bedroom 4 (currently being used as an upstairs Den) could also be used as a Sitting Room, Nursery or second Home Office. A tasteful Full Hall Bath rounds out this level. Walk up a few steps to the spacious Third Level which includes roomy Bedrooms 5 and 6, tons of storage space and a renovated Full Hall Bath.







Equally fantastic as the architectural magnificence of the house is its splendid park-like property. This is a unique corner lot affording more property and green space than other South Orange homes. The backyard is immensely private and exudes complete relaxation. The enormous, 2-tiered Bluestone Patio boasts plenty of room for grilling, dining and conversation areas. A 3 car garage rounds out the outdoors. And there's more! Don't miss the unfinished Lower Level with tons of potential for a Recreation Room, Exercise Room or Wine Cellar ... you decide!

245 Montrose's architectural integrity and magnificence make it a dream home in every way. Just minutes to Blue Ribbon schools, NYC transportation, luxury shopping and downtown South Orange, this is the perfect place to call home.



# INSIDE & OUT

## FIRST LEVEL

- Original arch with new front door, original arched architectural windows, hardwood floors, semi-pendant antique light fixture with crystal detail, deep baseboard and crown moldings, elegant central staircase to Second Level, large archways to Dining and Living Rooms
- Rear Hallway (step down) featuring hardwood floors, rear French door to backyard, Coat Closet, sconce
- Powder Room featuring original stained glass windows, original hexagonal floor tile, wall to wall custom vanity with granite countertop, wallpaper, 2 sconces, crown molding
- Front to Back Living Room featuring 2 sets of original French doors with architectural arched transoms, original fireplace with custom millwork mantle and brick surround and hearth, recessed lighting, deep crown and baseboard moldings, double French doors to Sunroom
- Sun Room/Bar Room featuring custom built in cabinetry with Wet Bar, laminate countertop, beverage refrigerator, wine storage, custom built ins with open and concealed storage at front and back of room, tile flooring, windows at 3 exposures, semi-flush mount light fixture, recessed lighting, deep crown and baseboard moldings
- Dining Room featuring hardwood floors, original fireplace with custom millwork mantle and brick surround and hearth, 2 original built in China Cabinets, wainscoting, designer floral wallpaper, original French doors with architectural arched transom, crown molding with dentil detail, swinging door to Butler's Pantry, in wall speakers
- Office featuring high ceilings, hardwood floors, 2 oversized windows overlooking backyard, chandelier, deep baseboard moldings, in wall speakers
- Corridor with tile flooring with decorative inlay, light fixture, deep baseboard molding, door to Lower Level, Rear Staircase, hook storage, door to Kitchen
- Butler's Pantry featuring tile flooring with decorative inlay, custom cabinetry, bar sink, granite countertops, tile backsplash, Closet, recessed lighting
- Laundry Room/Half Bath featuring tile flooring, Whirlpool front loader washer and dryer, wall mount sink, toilet
- Chef's Kitchen featuring tile flooring with decorative inlay, custom wood cabinetry including glass door cabinetry, island, granite countertops, tile backsplash, NEW Kitchen Aid cooktop with NEW Fan, NEW Jenn Air stainless refrigerator/freezer, NEW KitchenAid stainless dishwasher, NEW KitchenAid stainless double wall ovens, NEW recessed Kitchen Aid microwave, tray ceiling, recessed lighting, Breakfast Area, chandelier, open to Family Room, pass through area to Family Room
- Family Room featuring tile and carpeting, skylights, recessed lighting, crown and baseboard moldings, oversized windows at 2 exposures, door to covered Patio, door to driveway

## LOWER LEVEL

- Wood staircase with landing to back door
- ENORMOUS Unfinished Lower Level
- Multiple unfinished areas with room for Recreation Room, Exercise Room, Wine Cellar
- Toilet and plumbing for Bath
- Utilities and utility sink

## SECOND LEVEL

- Original center staircase to Second Level, stair landing featuring hardwood floors, chandelier, windows overlooking rear yard
- Second Floor Landing featuring hardwood floors, flush mount light fixture, Walk In Closet with laminate flooring, original cabinetry and hook storage, Linen Room featuring original cabinetry and drawers, Broom Closet, baseboard moldings, access to Rear Staircase
- Primary Bedroom Suite featuring hardwood floors, baseboard and crown moldings, HUGE Walk In Closet with custom storage, 2nd smaller Walk In Closet with custom storage, recessed lighting, Bathroom featuring custom double vanity with granite countertop, oversized shower/jetted tub area with frameless glass door and designer tile surround, 2 showerheads, tile wainscoting, tile flooring, recessed lighting, sconces
- Bedroom 2 featuring hardwood floors, baseboard molding, crown molding, 2 Closets, windows at 2 exposures, recessed lighting
- Ensuite Bedroom 3 featuring hardwood floors, baseboard molding, crown molding, Walk In Closet, windows at 2 exposures, recessed lighting, RENOVATED Bathroom featuring marble look floor and wall tile wainscoting, vanity with marble countertop, medicine cabinet, 3 light sconce, recessed lighting, tub/shower combination, rain showerhead
- Bedroom 4/Upstairs Den featuring hardwood floors, crown and baseboard moldings, semi-pendant light fixture, Closet
- Full Hall Bath featuring tile flooring, custom wall to wall double vanity with granite countertop, framed glass door shower with tile surround, 4 light sconce, recessed lighting, tile wainscoting

## THIRD LEVEL

- Rear wood staircase to Third Level
- Third Level Landing featuring hardwood floors, Walk In Closet, baseboard molding, Linen Room with original built in cabinetry, flush mount light fixture, sconce
- Bedroom 5 featuring carpeting, sloped ceiling, Closet, baseboard molding, sconce
- Bedroom 6 featuring carpeting, sloped ceiling, Closet, baseboard molding, sconce
- RENOVATED Full Hall Bath featuring marble look hexagonal floor tile, vanity with marble countertop, mirrored medicine cabinet, frameless glass door shower with designer tile surround, subway tile, 2 light sconce, recessed lighting
- Unfinished Attic with potential for expansion

## FRONT/BACKYARD

- Spacious corner lot with enormous front lawn and u-shaped driveway
- Covered Front Entry, Bluestone Landing
- HUGE 2-tiered bluestone patio with plenty of room for dining, lounging and grilling
- Covered Patio with triple arches off Living Room
- Detached 3 Car Garage
- Flat green space
- Driveway with basketball hoop
- Irrigation

## ADDITIONAL FEATURES

- Many original doors and hardware throughout
- Many new windows throughout
- Original tile roof
- Alarm system
- Heat/AC, 2 zones
- Tankless hot water heater





**sueadler**   
THE #1 KELLER WILLIAMS TEAM IN NEW JERSEY **team**

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