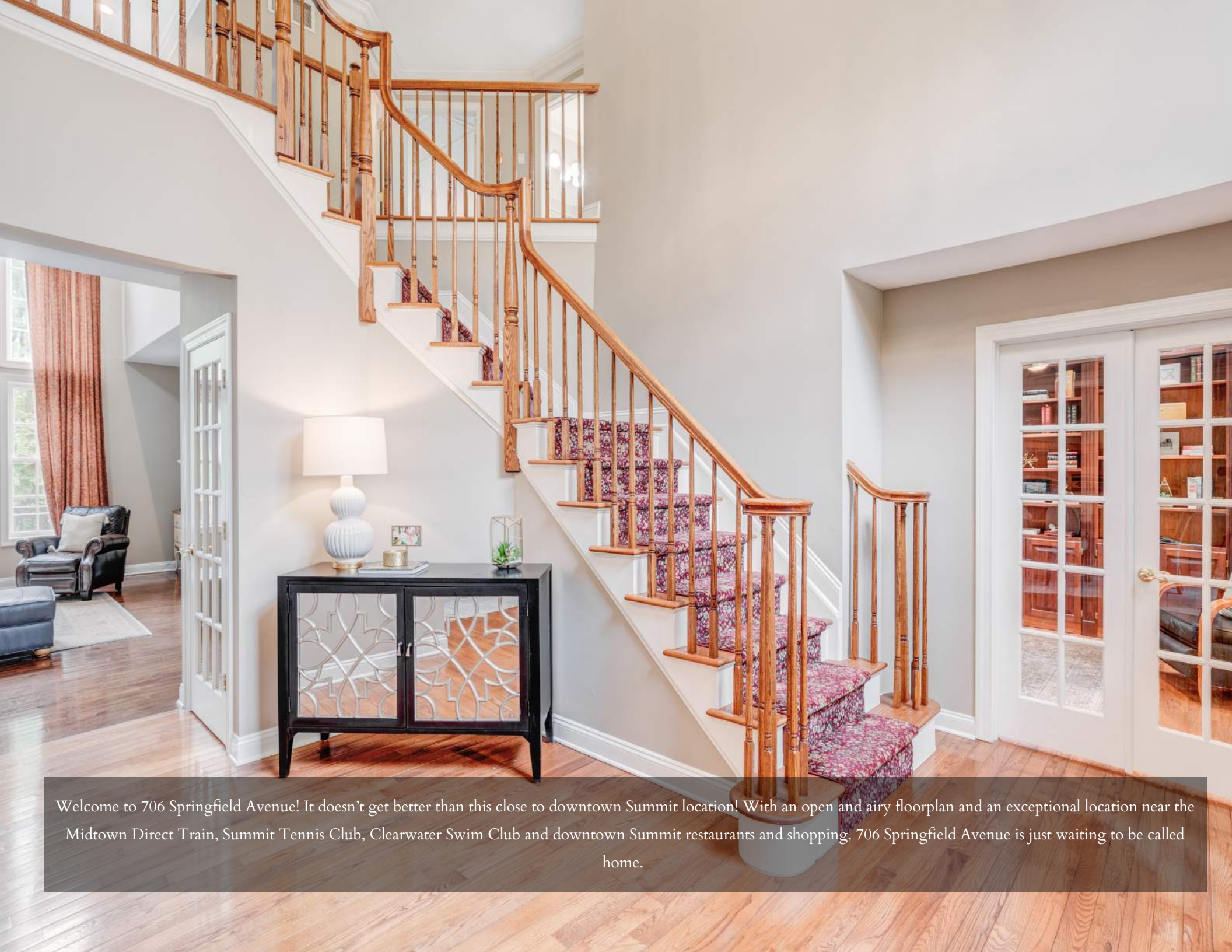




706 Springfield Ave
Summit, New Jersey



Welcome to 706 Springfield Avenue! It doesn't get better than this close to downtown Summit location! With an open and airy floorplan and an exceptional location near the Midtown Direct Train, Summit Tennis Club, Clearwater Swim Club and downtown Summit restaurants and shopping, 706 Springfield Avenue is just waiting to be called home.



As you arrive, take in this home's beautiful curb appeal with a welcoming Front Porch, classic shutters and lush landscaping. Enter through the warm, wood front door and it is evident that you have arrived somewhere special. The Entry Foyer dazzles with a soaring ceiling and graceful staircase. Working from home is a dream when you have the BEST Home Office with 2 sets of French doors and custom library built ins as your Zoom backdrop. Get ready to host family gatherings and dinner parties in the elegant Formal Dining Room with a charming chair rail and oversized windows where the sun pours in. Entertaining family and friends is delightful in the dazzling Family Room with its 2-story ceiling, an elegant fireplace and fabulous windows providing views of the backyard oasis beyond.

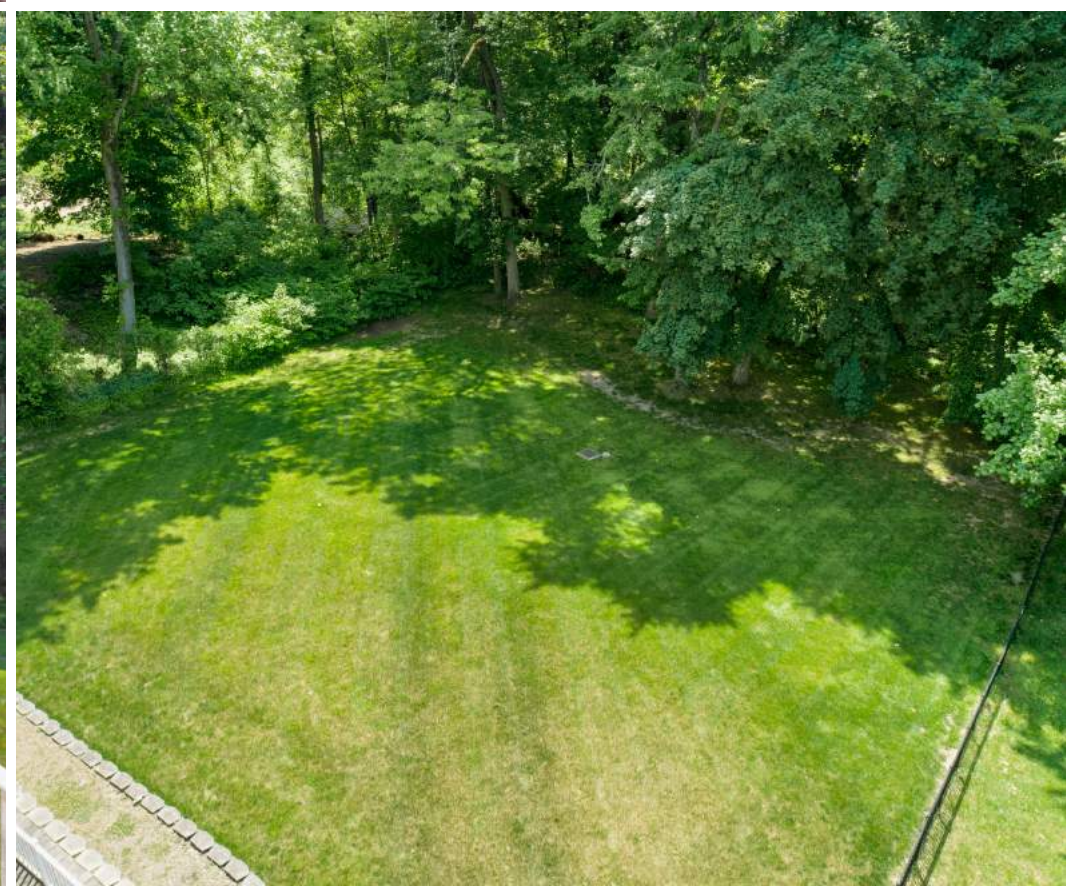
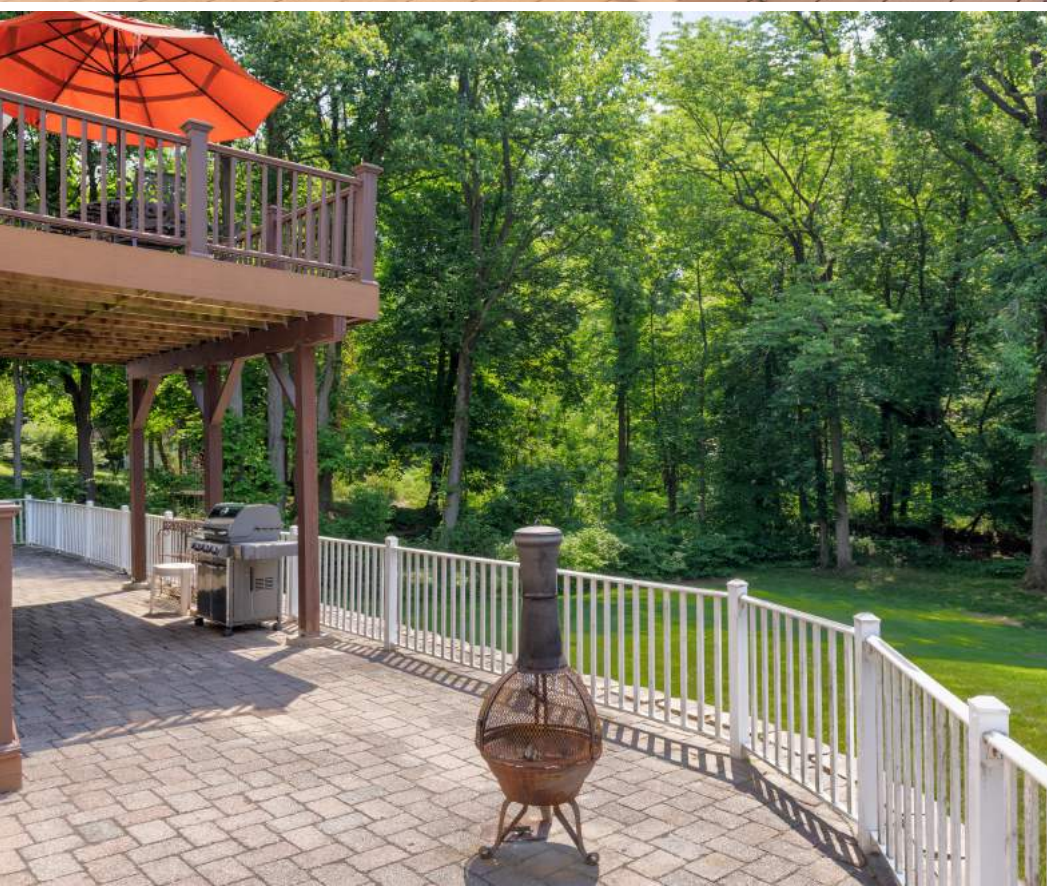




Any chef will be impressed by the Chef's Kitchen which is every cook's dream with crisp white custom cabinetry, granite countertops and high-end stainless steel appliances. The Kitchen includes a marvelous island with a Breakfast bar and a Breakfast Room with a bay of windows bringing in the outdoors. Don't miss the Mud Room conveniently located off of the 2 Car Garage with plenty of storage for backpacks and coats. A Guest Room/Bedroom 5 and Full Bath round out the outstanding First Level.



Another real star of this home is the outstanding outdoor space ideal for entertaining. The Great Room leads to an outdoor Deck perfect for al fresco meals. Take the outdoor staircase to the enormous Paver Patio which has plenty of room for lounging and fire pits with friends. A lower tier grassy area has so much room for play and outdoor games. The property backs up to a wooded area offering immense privacy.





Ready to retire for the evening? Luxury abounds in the enormous Primary Bedroom Suite with gleaming hardwood floors, its own Sitting Room and 2 Walk In Closets so everything is neatly tucked away. Enjoy the spa-like Primary Bathroom complete with a built in tub, oversized shower and individual custom vanities with granite countertops. Three additional bedrooms are steeped in sunlight and include double sized closets and large windows. A large tastefully renovated Full Hall Bathroom is well appointed with a double vanity, marble countertops and a tub/shower combination. Finally, laundry is an absolute pleasure when you have a second floor Laundry Room!

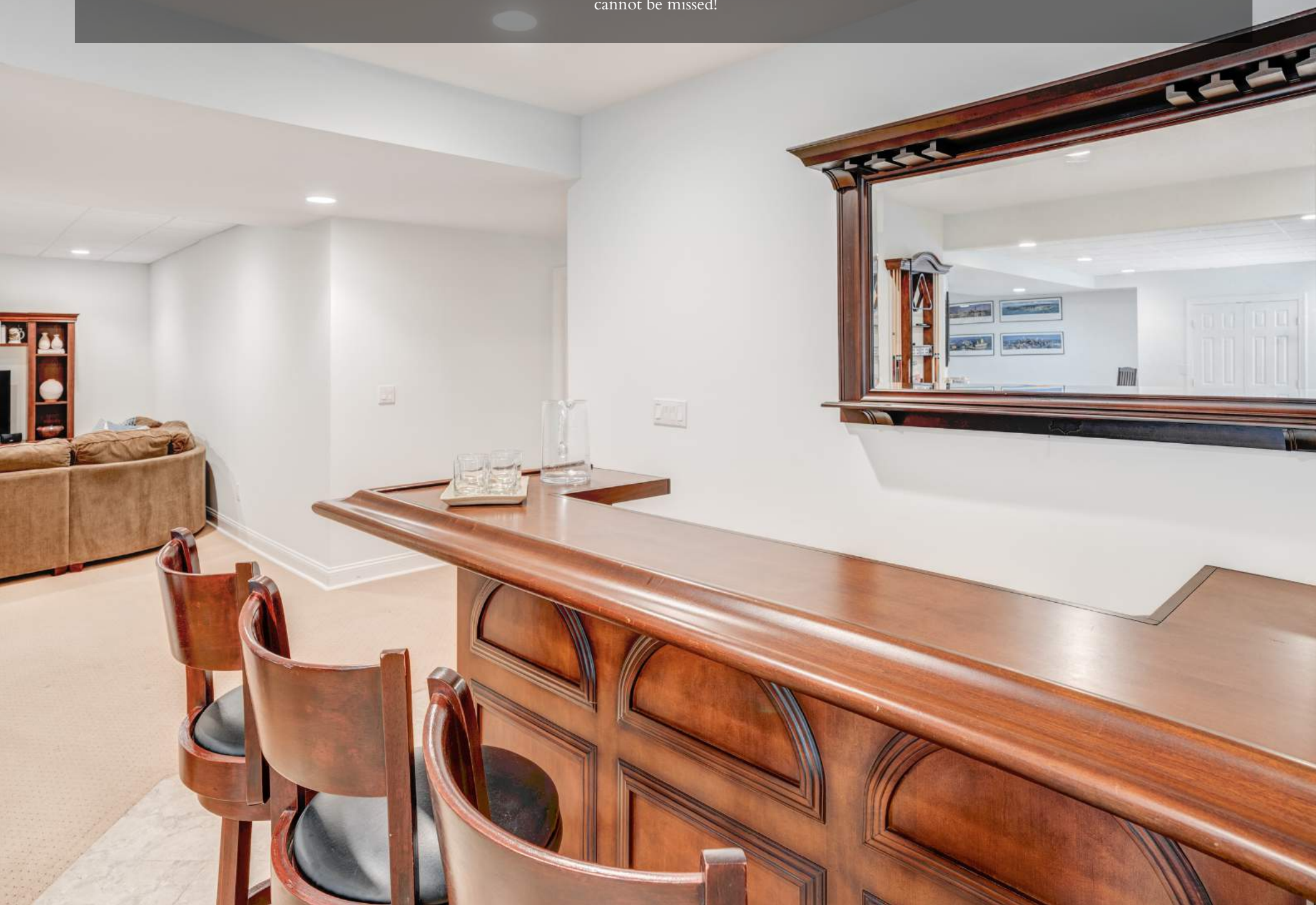


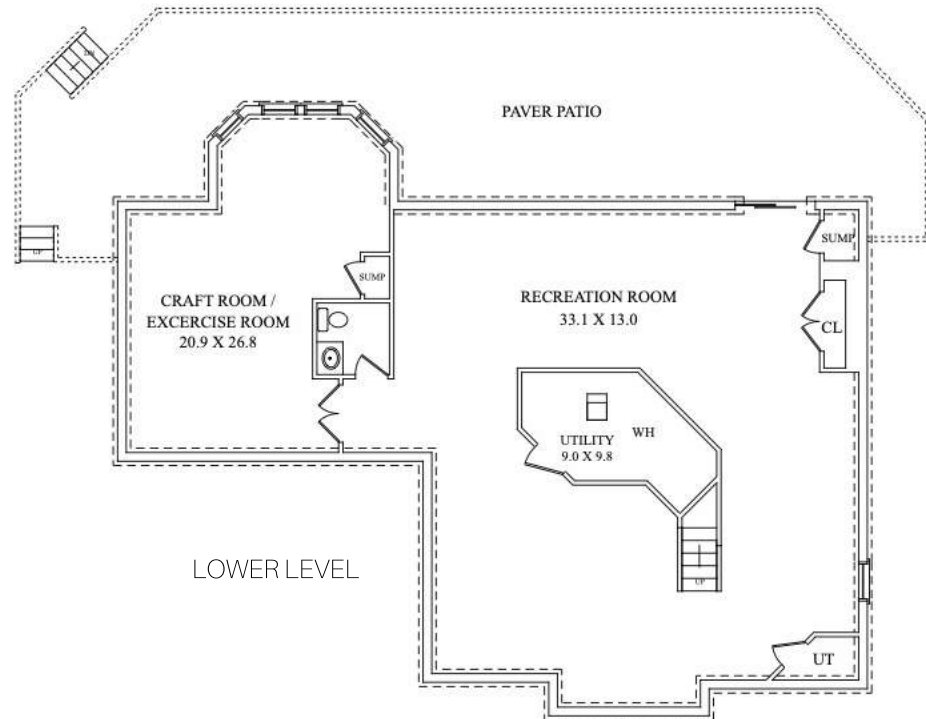
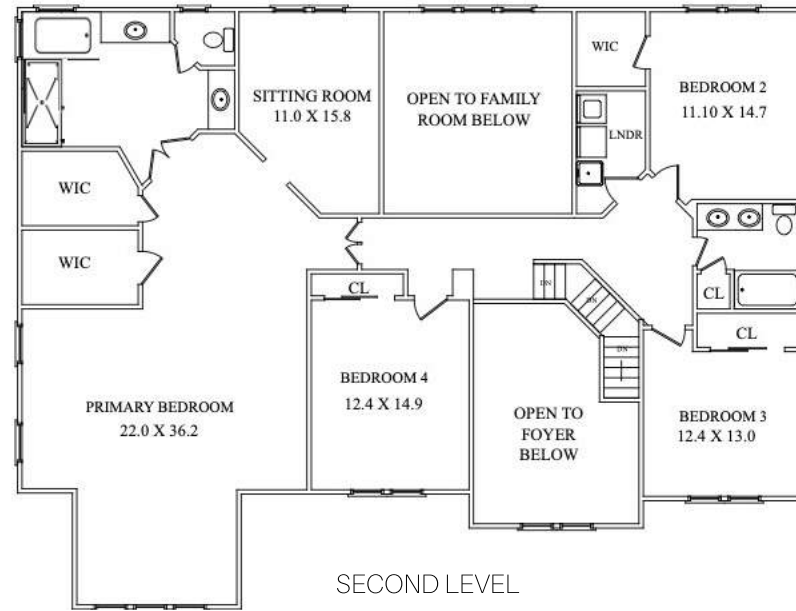
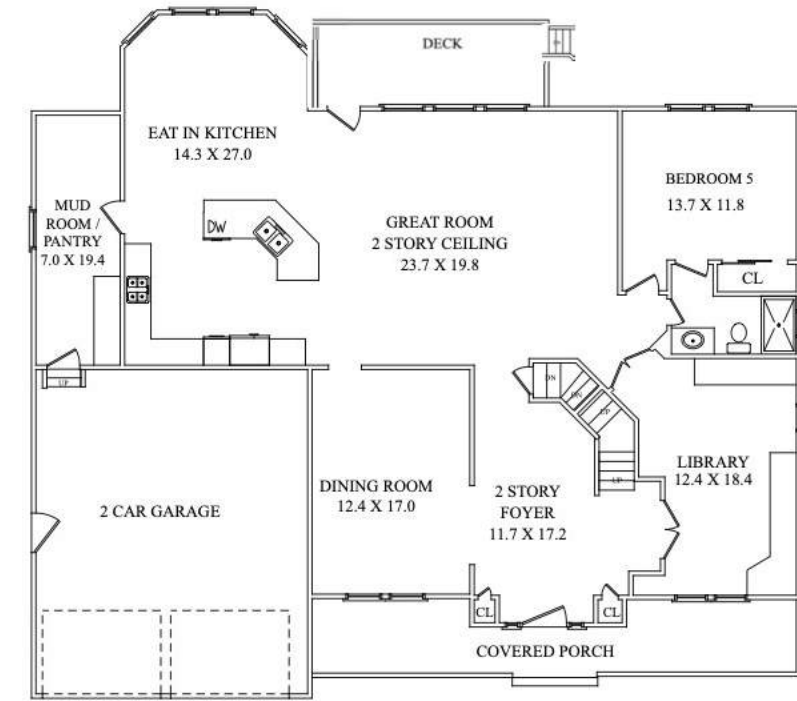


And that's not all. The Lower Level boasts an enormous Recreation Room with plenty of room for movie watching, a game area, bar and space for friends to hang out. Off of the Recreation Room there is a large room to use as a Craft Room, Art Studio or Exercise Room. Finally, a well-appointed Half Bath rounds out the Lower Level.



With its prestigious neighborhood, incredible proximity to fabulous downtown Summit, Midtown Direct Train and top-notch schools, 706 Springfield Avenue cannot be missed!





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

INSIDE & OUT

FIRST LEVEL

- 2-Story Entry Foyer featuring wood door with sidelites, hardwood floors, staircase with runner to Second Level, chandelier, French door to Lower Level, baseboard molding, 2 Closets
- Library featuring Double French Doors at entry, Double French Doors to Great Room, hardwood floors, Custom Built Ins with open and concealed storage
- Dining Room featuring hardwood floors, chair rail, oversized windows, crown molding, baseboard molding
- 2-Story Great Room featuring hardwood floors, oversized window with architectural arched window above, gallery landing above, fireplace with custom millwork mantle, ceiling fan/light fixture, door to Deck
- Gourmet Kitchen featuring tile flooring, white cabinetry, 2-tiered island with sink and breakfast bar, granite countertops, tile backsplash, KitchenAid high-end cooktop, KitchenAid double wall ovens, KitchenAid refrigerator/freezer, Bosch dishwasher, Bosch built in microwave, recessed lighting
- Breakfast Room featuring tile flooring, bay of windows, chandelier, baseboard molding
- Mud Room featuring tile flooring, door to garage, Custom Built In with shelving and seat, hook storage, Desk Area, pantry storage, baseboard molding
- Garage featuring carriage style doors
- Bedroom 5 featuring hardwood floors, oversized windows, double-sized Closet, baseboard molding, ceiling fan/light fixture, door to Bath
- Full Bath featuring tile flooring vanity with quartz countertop, tile wainscoting, shower with glass door and tile surround, recessed lighting, sconce over sink

SECOND LEVEL

- Gallery Landing overlooking Great Room and Entry Foyer
- Primary Bedroom Suite featuring hardwood floors, vaulted ceiling, 2 Walk In Closets, ceiling fan/light fixture, recessed lighting, flush mount light fixtures, windows at 2 exposures, Sitting Room, baseboard molding
- Primary Bath featuring tile flooring and wainscoting, 2 individual vanities with granite countertops, flush mount lighting, sconces over sinks, built in tub, shower with frameless glass door and tile surround, windows at 2 exposures, separate room for toilet
- Bedroom 2 featuring carpeting, Walk In Closet, baseboard molding, double windows
- Bedroom 3 featuring carpeting, bead board wainscoting, double sized Closet, double windows
- Bedroom 4 featuring carpeting, baseboard molding, double sized Closet, double windows
- Full Hall Bath featuring custom double vanity with marble countertop, checkerboard tile floor, tile wainscoting with decorative border, tub/shower combination with tile surround, sconces over sinks
- Laundry Room featuring tile flooring, upper cabinetry, utility sink, front loader washer and dryer, wire shelving

LOWER LEVEL

- Recreation Room featuring carpeting, drop ceiling with recessed lighting, baseboard molding, Double Closet, designated areas for Game Room/Bar and TV Watching, sliding door to Patio
- Utility Room
- Half Bath featuring tile flooring, vanity with granite countertop
- Craft/Exercise Room featuring hard surface flooring, bay of windows, drop ceiling with recessed lighting, baseboard molding
- Sump pumps

FRONT/BACKYARD

- Paver front walkway
- Front Porch
- Stone steps at side of house
- Deck with maintenance free decking and railings
- Ground Level Paver Patio with maintenance free railings
- Tiered Backyard with stone retaining walls
- Flat grassy space for play
- Backs to wooded area offering privacy

sueadler.com/706Springfield



CELL: 973.936.9129

OFFICE: 973.376.0033 x101

EMAIL: info@sueadler.com

sueadler.com/706Springfield



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