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Welcome Home

54 Lakeview Avenue
Short Hills, NJ



Dream home alert! Welcome to extraordinary 54 Lakeview Avenue! It is not every day that a home of this caliber comes on the market. Don't miss this rare opportunity to own a 6 Bedroom, 5 ½ Bath designer home worthy of a magazine spread, impeccably renovated from top to bottom blending meticulous renovations, modern design and stunning original elements. This home is for the discerning Short Hills buyer seeking architectural magnificence, amazing renovations and high design in the heart of Old Short Hills just minutes from NYC Midtown Direct Train, route 78, Short Hills Mall and Millburn and Summit's fantastic shopping and restaurants.



Arrive at 54 Lakeview Avenue and take in the regal gray exterior, crisp brick and bluestone front walkway, and meticulous landscaping. A gorgeous front door with transom and sidelites leads to an elegant Entry Vestibule with designer feather mosaic tile and soothing hues. Enter the refined Entry Foyer and note the home's stunning craftsmanship and timeless architectural details combined with chic modern elements. If you love to entertain, this is the home for you. Prepare to host friends and guests in the marvelous front to back Living Room complete with a modern and elegant marble fireplace, custom coffered ceiling, and out of this world views of the backyard oasis beyond.





Two sets of double French doors lead to the step down Family Room bathed in sunlight from windows/sliders at three exposures. As you curl up by the fireplace, take in the oversized windows, Custom Wet Bar/Built Ins and dazzling designer touches. This room exudes relaxation and is well suited for game night, movie watching or cozy nights by the fire.

Dinner parties are divine in the exquisite formal Dining Room with a custom coffered ceiling and warm gray hues. Move easily from the Dining Room into the Butler's Pantry equipped with chic gray cabinetry, marble countertops and the prettiest arabesque tile backsplash. There is simply no better spot to fix a drink!









The Butler's Pantry flows effortlessly into the outstanding Gourmet Chef's Kitchen that is truly a work of art. The utterly stunning Kitchen is in a class of its own boasting crisp white custom cabinetry, marble and quartz countertops, and the best appliances around (2 dishwashers, fully integrated stand-alone refrigerator and freezer, wine refrigerator to name a few). A large center island, a patina strapwork hood, and two stainless sinks are the highest in design and function.

The kitchen opens to a lovely sundrenched Sitting Area and Dining Area complete with a floating custom buffet, and incredible views of the property beyond. Nothing will be out of place with a fabulous Mud Room with locker-style cubbies. An elegant Powder Room rounds out the First Level.



Equally fantastic as the architectural and design magnificence of the house is its ethereal outdoor space. Two bluestone patios, immense privacy, mature specimen trees, meticulous landscaping and easy access between indoors and outdoors make this the perfect spot for all your outdoor gatherings.

When it's time to retire for the evening, the stately staircase (there is also a Rear Staircase) leads you up to the Second Floor Landing. Luxury abounds in the breathtaking Primary Bedroom Suite with its own fireplace and two custom designed Walk In Closets. Curl up with a novel or do your morning yoga on the Primary Bedroom's private Balcony which is your own Zen outdoor oasis. The serene Primary Bathroom features designer tile, a custom double vanity with quartz countertop, a modern soaking tub and frameless glass shower.



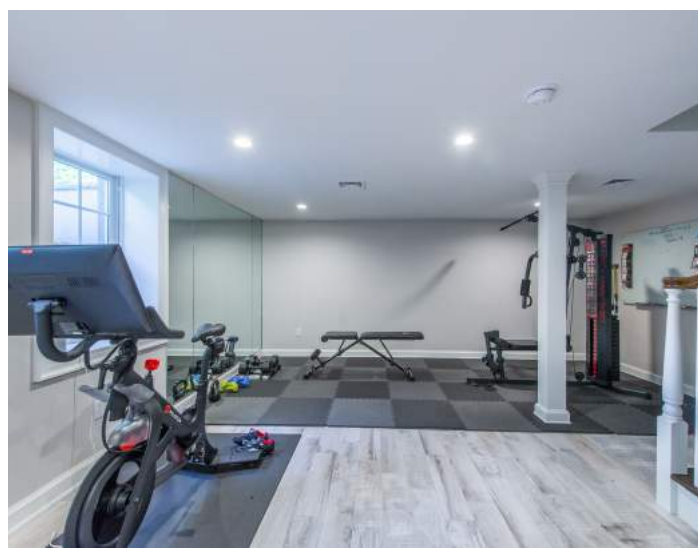
Four additional large-sized bedrooms are steeped in sunlight and include generous closets and two stunning Jack and Jill Baths. All bathrooms are renovated to perfection with chic tile, designer vanities and high end finishes throughout. Finally, the BEST Laundry Room, with high-end cabinetry and quartz countertops, rounds out the Second Level.

And just when you thought you couldn't be more impressed, prepare to be amazed by the beautiful Third Level. A gorgeous Recreation/Game Room includes a custom Wet Bar, a Built In Entertainment Center and charming dormers with window seats. Visiting guests or a have a live in au pair? It doesn't get better than sunny Bedroom 6 and an extraordinary, chic Full Bath.

And that's not all, the Lower Level boasts a Recreation Room, Exercise Room and a custom Wine Room sure to impress any sommelier. A Full Bath and plenty of storage space round out this level.

54 Lakeview Avenue's high design, meticulous renovations and extensive indoor and outdoor space make it a dream home in every way. Just minutes from top-notch schools, NYC Midtown Direct Train, shopping and restaurants in downtown Millburn and Summit, this home must be seen to be believed!



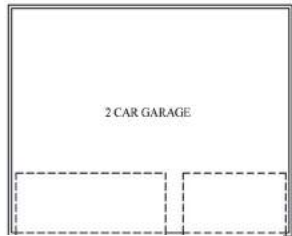




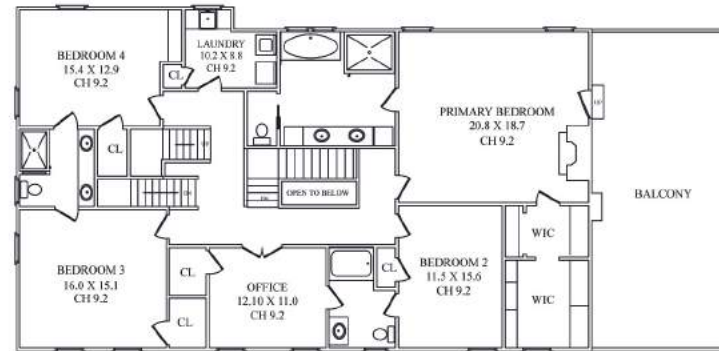
Let's Get You Home...

FLOORPLAN

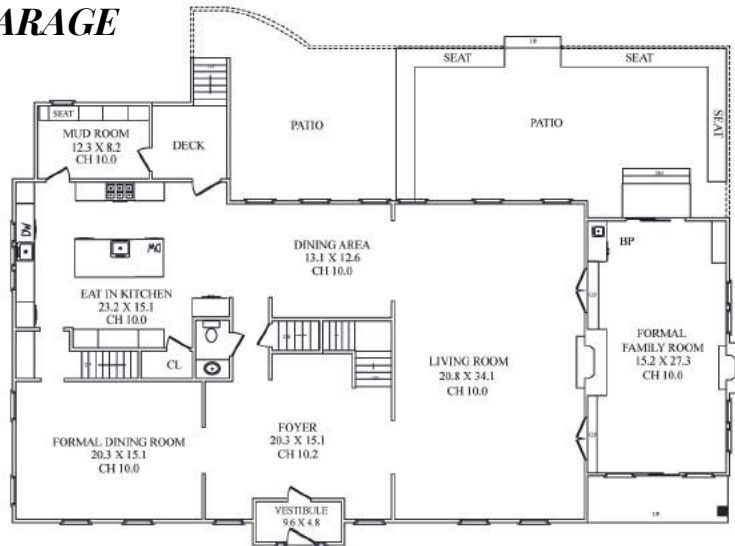
54 Lakeview



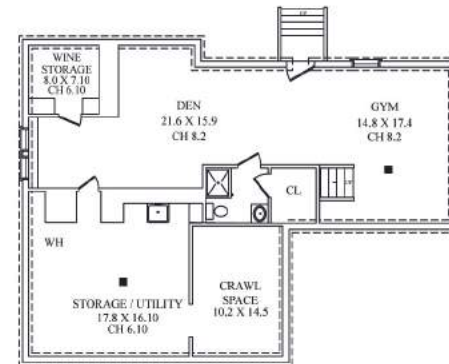
DETACHED GARAGE



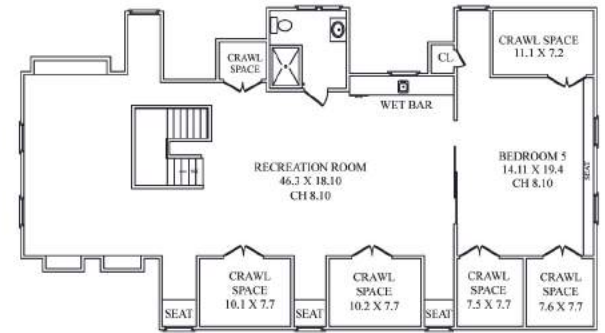
SECOND LEVEL



FIRST LEVEL



LOWER LEVEL



THIRD LEVEL

INSIDE & OUT

FIRST LEVEL

- Entry Vestibule featuring French door with arched transom and sidelites, designer limestone floor tile with feather mosaic tile insert, solid wood baseboard molding, hook storage, French door to Entry Foyer
- Entry Foyer featuring hardwood floors, staircase to Second Level, recessed lighting, designer sconces, walls with custom raised moldings, crown molding, baseboard molding
- Living Room featuring windows at front and back, hardwood floors, modern coffered ceiling, recessed lighting, modern fireplace with full porcelain tile mantle and ledge, 2 sets of French doors to Family Room, crown molding, baseboard molding
- Dining Room featuring hardwood floors, modern coffered ceiling, crown molding, baseboard molding, windows at 2 exposures, open to Butler's Pantry
- Butler's Pantry featuring custom gray shaker style cabinetry including glass door cabinetry, marble countertops, arabesque style tile backsplash, in cabinet lighting, Rear Staircase
- Step down Family Room featuring designer tile flooring, windows/sliding doors at 3 exposures, fireplace with custom millwork mantle, stone surround and built in nook for TV, Built In Wet Bar with beverage refrigerator, 2nd Built In with concealed storage, quartz countertop and backsplash, floating shelves with built in lighting, recessed lighting, in ceiling speakers, full sliders with full sidelites at front, sliding doors to Patio at rear, crown molding, baseboard molding
- Gourmet Chef's Kitchen featuring hardwood floors, crisp white shaker style custom cabinetry including glass door cabinetry, oversized island with bar sink/storage/seating for 4, marble countertops, subway tile backsplash, 2 sinks, windows over sink overlooking property, recessed lighting, cabinet lighting, full-sized, Thermador designer freedom column fridge and freezer, Thermador double wall ovens, 2 stainless dishwashers, stainless Sharp microwave drawer, Thermador stainless 6 burner gas cooktop, custom strapwork zinc patina hood, stainless cooktop, Glass Panel French door to Mud Room, Full Cabinetry in mudroom with floor to ceiling storage, French door to Rear Deck, Sitting Area, Dry Bar Area with wine refrigerator, in ceiling speakers, crown molding, baseboard molding, Pantry
- Kitchen Dining Area featuring hardwood floors, 3 windows overlooking backyard, custom floating buffet/storage, crown molding, baseboard molding, in ceiling speakers, recessed lighting, sconces
- Mud Room featuring tile flooring, custom built in concealed cubbies with wood bench, recessed lighting, window, door to Rear Deck, baseboard molding, bead board accents
- Powder Room featuring custom wall to wall floating vanity, thick quartz countertop, tile accent walls, sconce, baseboard molding, modern sconce over sink

SECOND LEVEL

- Second Level Gallery Landing featuring hardwood floors, designer circle halo chandelier, crown molding, baseboard molding, staircase to Third Level
- Primary Bedroom Suite featuring hardwood floors, gas fireplace with custom millwork mantle and stone surround, chandelier, sconces, recessed lighting, French door to Balcony, 2 fully custom Walk In Closets, 2 windows, crown molding, baseboard molding
- Primary Bathroom featuring heated porcelain tile with inset, modern soaking tub, oversized frameless glass door shower with designer tile surround, custom wall to wall double vanity with additional glass door linen storage at each side, quartz countertop, chandelier, sconces, recessed lighting, separate room for toilet, baseboard molding
- Balcony off Primary Bedroom
- Bedroom 2 featuring hardwood floors, window, Closet, baseboard molding, door to Jack and Jill Bath
- Jack and Jill Bath featuring tile flooring, modern vanity with quartz countertop, tile wainscoting with mosaic band behind vanity, tub/shower combination with designer tile surround, 3 light sconce over sink, recessed lighting, window

- *Office/Bedroom 3 featuring double French doors at entry, 2 windows, hardwood floors, recessed lighting, crown molding, baseboard molding, Closet, door to Jack and Jill Bath*
- *Bedroom 4 featuring hardwood floors, 3 windows at 2 exposures, baseboard molding, Closet, door to Jack and Jill Bath #2*
- *Jack and Jill Bath #2 featuring heated tile flooring, custom wall to wall double vanity with quartz countertop, sconces over sinks, frameless glass shower with designer tile surround, tile accent wall behind vanity*
- *Bedroom 5 featuring hardwood floors, windows at 2 exposures, baseboard molding, Closet, floating wood shelves, door to Jack and Jill Bath #2*
- *Laundry Room featuring wood look tile flooring, built in LG front load washer and dryer, quartz countertops, upper cabinetry, built in cabinetry/sink area, window, recessed lighting, hanging rod, baseboard molding, pull out ironing board, Closet*

THIRD LEVEL

- *Open staircase to Third Level*
- *Recreation/Game Room featuring Built In Wet Bar with beverage refrigerator, quartz countertops, sink, vaulted ceiling, hardwood floors, flush mount lighting, recessed lighting, in ceiling speakers, dormer windows with built in window seats, Built In Media Storage, eave storage, built in bookshelves, baseboard molding, skylights*
- *Bedroom 6 featuring modern barn-style double doors at entry, vaulted ceiling, 2 windows, hardwood floors, flush mount lighting, recessed lighting, eave storage, Closet, baseboard molding, ledge*
- *Full Bath featuring designer tile flooring, floating vanity with integrated sink/countertop, 2 windows, frameless glass door shower with designer tile surround, sconces, recessed lighting, baseboard molding*

LOWER LEVEL

- *Recreation Room featuring wood look flooring, recessed lighting, baseboard molding, built in ledge/bar*
- *Naturally controlled Wine Room featuring French door at entry with coded lock, built in cabinetry/paneling and hanging pin storage, tile flooring, recessed lighting, open shelving*
- *Gym featuring wood look flooring, recessed lighting, custom mirrors, baseboard molding, window, door to outside*
- *Full Bath featuring designer floor tile, frameless glass shower with designer tile surround, vanity with integrated countertop/sink, custom mirror*
- *Storage/Utility Room*
- *Crawl space*

FRONT & BACK YARD

- *Professionally and meticulously landscaped with foundation plantings, blooming perennials*
- *Stone front walkway with brick border, front landing*
- *Covered front entry*
- *Mature specimen trees*
- *Bi-level Bluestone Patio with upper level retaining walls, 2 zones for dining and lounging, lower level built in BBQ*
- *Flat, lush backyard with mature specimen trees and privacy plantings*
- *Detached 3 Car Garage*

ADDITIONAL FEATURES & UPGRADES

- *Entire home extensively gut renovated*
- *Recently painted soothing gray exterior*
- *Freshly painted soothing hues throughout*
- *All new windows and doors throughout*

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