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*Welcome Home*

68 Hall Road

Chatham, New Jersey





Welcome to 68 Hall Road! This picture perfect 5 Bedroom, 2.1 Bath Custom Brick Colonial, situated on a private cul de sac with pretty park-like property, boasts open and airy rooms, great flow for entertaining and everyday living, and has been fastidiously and lovingly built and maintained by its current owners. This is a solid, incredibly built-home with a fabulous floor plan that can be the canvas for YOUR color scheme and style. With its serene setting, easy access to Midtown Direct Train, exceptional school district and convenience to Chatham's fantastic shopping and restaurants, 68 Hall Road is the perfect place to call home!

Drive up the quiet and private cul de sac, great for strolling and outdoor play. This home boasts beautiful curb appeal with a stately brick exterior and thoughtful, high-end landscaping where blooming perennials abound. Take the winding bluestone front walkway that leads to a regal covered front entry.

The Entry Foyer impresses with gleaming hardwood floors, two Coat Closets and an elegant staircase leading to the Second Level. Flow easily into the sundrenched front to back Living Room with a stunning brick fireplace, a gorgeous bay window, two additional oversized windows and gleaming hardwood floors.







Dinner parties are divine when you have an elegant formal dining room with a conveniently located China Closet, hardwood floors and a classic chair rail. Any chef is sure to love the charming Chef's Kitchen with custom wood cabinetry, Corian countertops, a built-in Desk Area and stainless steel appliances. Enjoy a cup of coffee in the dreamy Breakfast Area as you soak in the striking backyard views. Laundry is a snap with a large Laundry Room off of the Kitchen. This room, conveniently located near the 2 Car Garage, could also double as a Mud Room.





A spacious Family Room flows easily from the Chef's Kitchen. This lovely room, bathed in sunlight, aims to please with another bay window and sliding doors to the Patio. Whether for family game night, movie watching or just curling up with a good book, this room will provide endless hours of comfort and entertainment.

Working from home is a pleasure when you have a first level Home Office with mesmerizing naturalistic views. This room could also be flexibly used as a 5th bedroom. A well-appointed Powder Room, with a decorative pedestal sink, rounds out the First Level.





Ready to retire for the evening? Take the graceful staircase upstairs where you are sure to be impressed by the lovely Primary Bedroom Suite. The Primary Bedroom boasts tons of sunlight, a Walk In Closet and a custom built in for linen storage. The Primary Bathroom includes marble tile, a custom double vanity and a spacious corner shower. Down the hallway, you will find three more sundrenched and spacious bedrooms with plenty of closet space. An impressively updated Full Hallway Bath features a double vanity with a granite countertop and marble tile.

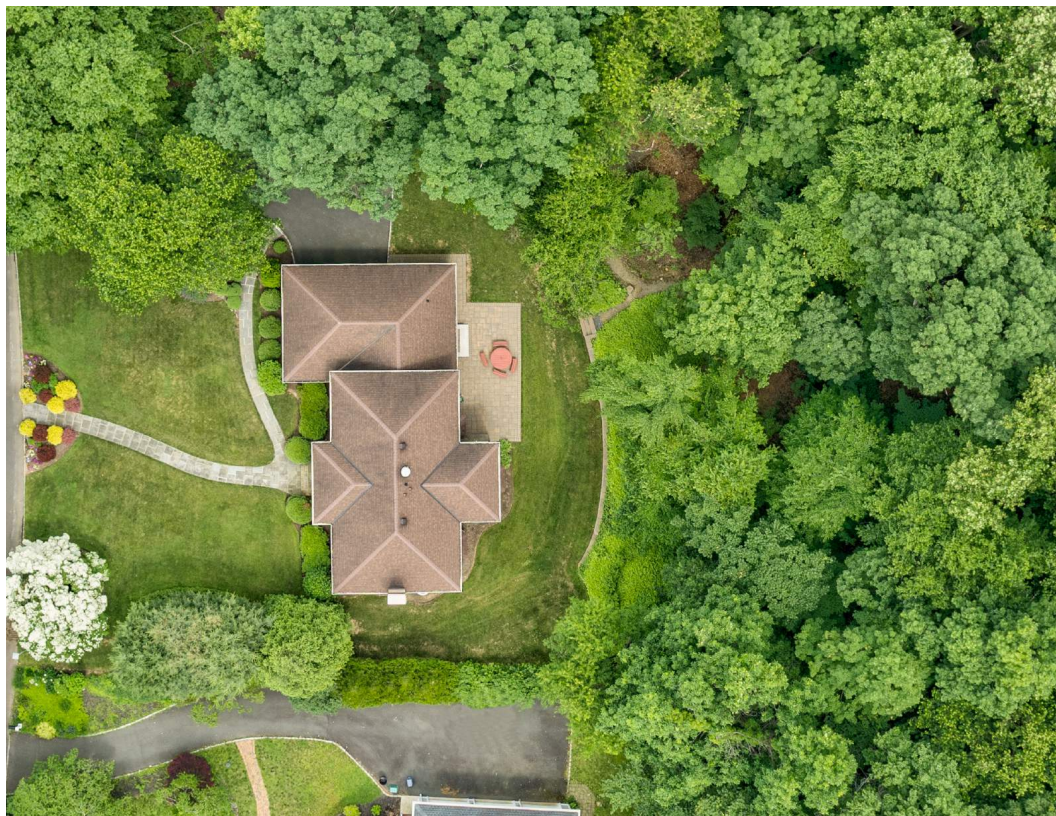
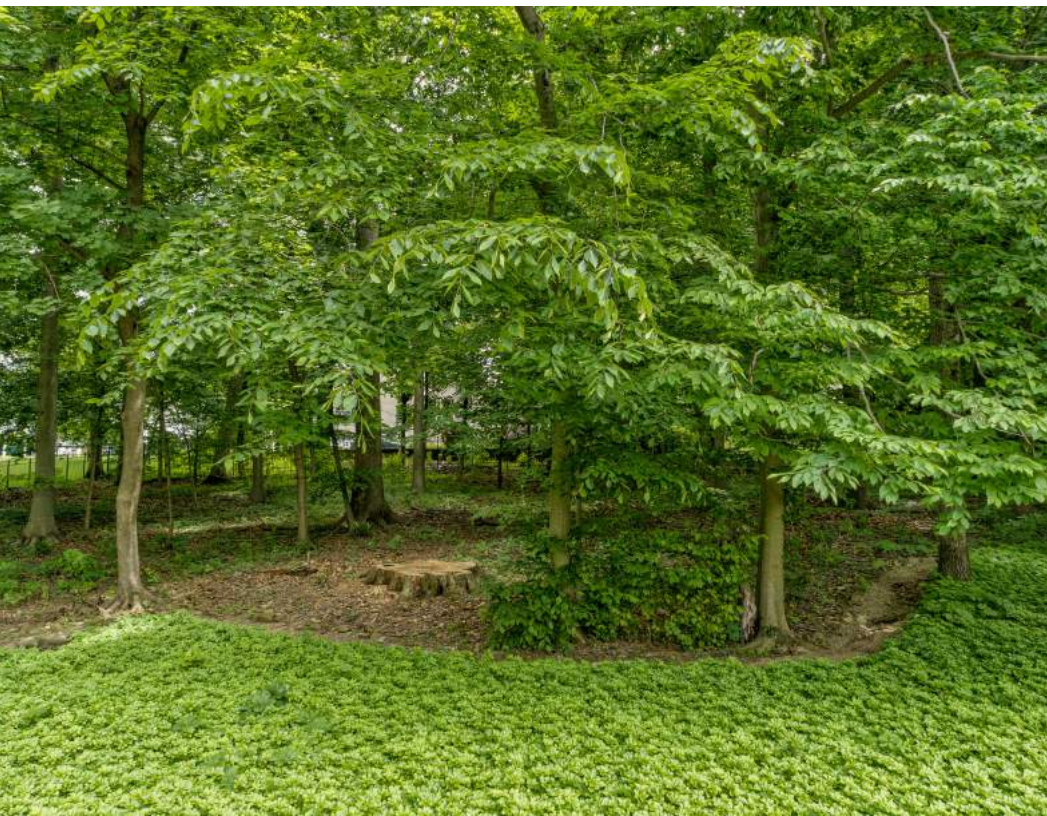




And there's more! The unfinished Lower Level is ENORMOUS and has so much potential. Whether it's a Recreation Room, Arts and Crafts Room, Exercise Room and/or Wine Cellar, there is room for it all!

Easily accessed from the Family Room, get ready to relax on the large Patio. This outdoor entertaining space is perfect for an al fresco dinner party or cocktails with friends. Just beyond the Patio, enjoy complete privacy in the backyard oasis with grassy areas for play and your own private wooded area.

This custom-built house has all the right "bones," it just needs a bit of updating. Don't miss your opportunity to buy into this incredibly prestigious neighborhood and take advantage of all Chatham has to offer!





# - INSIDE & OUT -

## FIRST LEVEL

- Entry Foyer featuring original door with diamond glass sidelites, hardwood floors, wallpaper, crown molding with dentil detail, baseboard molding, Walk In Coat Closet, 2nd Closet, door to Lower Level, chandelier, wraparound staircase to Second Level
- Powder Room featuring tile flooring, pedestal sink, wallpaper, light fixture, medicine cabinet
- Living Room featuring hardwood floors, 2 elongated windows at front, bay window at rear, original fireplace with brick surround and custom mantle, stone hearth, crown molding, baseboard molding, door to Family Room
- Family Room featuring carpeting, paneled walls, recessed lighting, crown molding, open shelving, bay window, sliding door to Patio, 3rd window
- Dining Room featuring hardwood floors, 2 elongated windows, wallpaper, chandelier, China Closet, chair rail, crown molding, baseboard molding, double doors to Kitchen
- Chef's Kitchen featuring hardwood floors, double doors to Dining Room, pocket doors to hallway, custom cabinetry including glass door cabinetry, Corian countertops, island, GE Profile electric cooktop, GE Profile double wall ovens, GE Profile built in microwave, Sub-Zero refrigerator/freezer, Breakfast Room with bay window, pendant light, recessed lighting, built in Desk, wallpaper, Pantry
- 2 Car Garage
- Potential Mud Room off 2 Car Garage
- Laundry Room featuring tile flooring, upper built in cabinetry, utility sink, door to backyard, Closet, LG dryer, GE washer, flush mount light, wallpaper
- Bedroom 5/Office featuring carpeting, windows at 2 exposures, Closet, paneling, crown molding

## SECOND LEVEL

- Wrap around staircase with runner to Second Level
- Second Level Landing featuring carpeting runner, lantern, Double Door Linen Closet, drop down attic access
- Primary Bedroom Suite featuring hardwood floors, windows at 2 exposures, wallpaper border, baseboard molding, flush mount light, Walk In Closet, Custom Built In, Bath featuring marble floor tile, wall to wall custom double vanity with marble countertop, recessed lighting, marble wainscoting, corner shower with glass door, 2 medicine cabinets
- Full Hall Bath featuring marble tile flooring, marble tile wainscoting, custom wall to wall double vanity with granite countertop, tub/shower combination with tile surround, medicine cabinet
- Bedroom 2 featuring carpeting, 2 windows, wallpaper border, Closet, baseboard molding, flush mount light
- Bedroom 3 featuring carpeting, windows at 2 exposures, double sized Closet, baseboard molding, flush mount light
- Bedroom 4 featuring hardwood floors, windows at 2 exposures, Walk In Closet, baseboard molding, flush mount light

## LOWER LEVEL

- Additional sound insulation between Primary suite/great room and great HUGE unfinished Lower Level with utility storage
- Plenty of Room to create Recreation Room, Game Room, Exercise Room and/or Wine Cellar

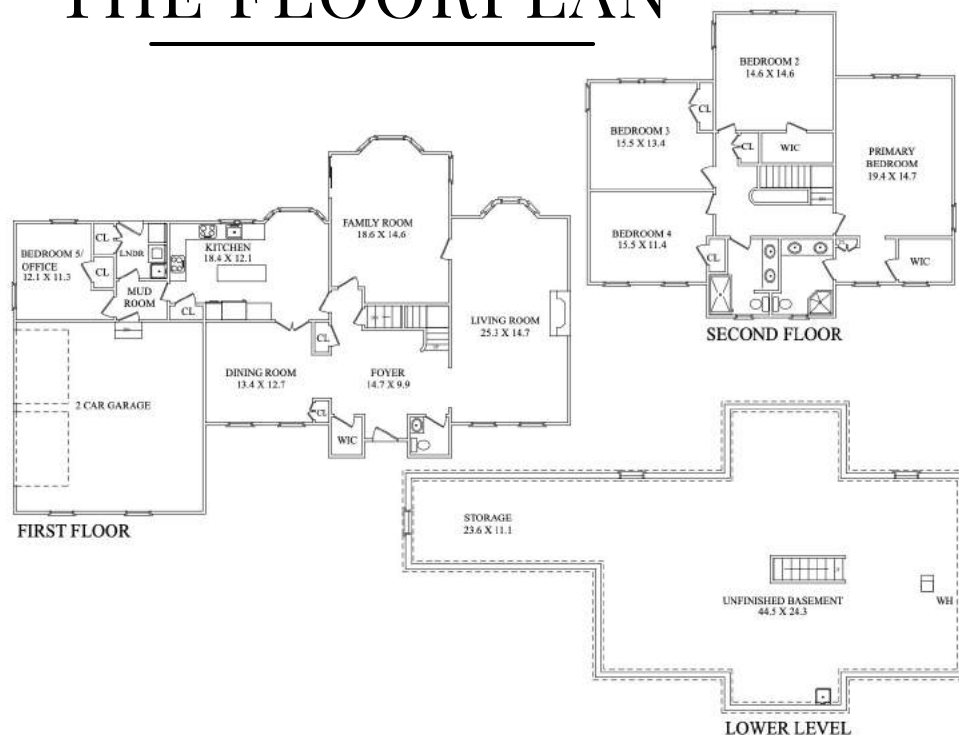
## FRONT YARD/BACKYARD

- Sprawling front lawn, meticulously landscaped with foundation plantings and blooming perennials
- Winding bluestone front walkway; walkway to driveway
- Covered front entry
- Stone Patio
- Stone curved retaining wall with staircase to wooded area
- Deep wooded property, flat grassy areas for play
- Irrigation system

## ADDITIONAL FEATURES/UPGRADES

- Close to Great Swamp National Wildlife Refuge natural oasis for bird watching and hiking

# THE FLOORPLAN



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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Listing Specialist  
Melissa DiMartini Bulwith

Cell: 973.936.9129

Office: 973.376.0033 ext.101

E-mail: [info@sueadler.com](mailto:info@sueadler.com)

[sueadler.com/68Hall](http://sueadler.com/68Hall)