12 Brookfield Drive
Tradition, Style, Warmth
Welcome to
12 Brookfield Drive
Basking Ridge, NJ 07920
www.12Brookfield.com

12 Brookfield Drive

- **Price Upon Request**
- **4BR, 4.1 Baths, Two Car Garage**
  Center Hall Colonial, 1.01 Acre
  Two Zone Heating - Natural Gas, and Central Air
- **Two Fireplaces**
- **Finished Basement**
  Public Water, Public Sewer
- **Location:** 12 Brookfield Drive is a hidden gem, located in the back of a quiet 6 house cul-de-sac, central to both middle and high schools, parks, transportation and highways.
- **Exterior:** This home boasts a brick front and vinyl siding. Expansive front and back lawns, brick walkways, mature plantings and a multi-level deck, latticed for privacy, make this a perfect spot for enjoying outdoor living.

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- **Foyer / Hall:** Enjoy the bright surroundings as you enter the leaded glass mahogany door into the spacious two story foyer with oak staircase and marble flooring.
- **Staircase and Second Floor Landing:** Overlooking both the front foyer and the rear Family Room, the generous carpeted landing is a unique area for additional space.

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- **Living Room 17 x 13 / Dining Room 14 x 12:** Glass paned double French doors and a wall of windows create a light room balanced by a tasteful oversized brick fireplace. Step through the slider door to the private, multi-level deck, with lattice walls and built in bench seating. Guests can easily meander through the open floor space flowing from the kitchen area through the interior spaces to the outside.

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- **Library/Office 12 x 10 :** Spacious and light, the office is enhanced with hardwood flooring, a large window and double doors for both a pleasant and productive spot.
- **Powder Room**: Centrally located off the rear of the foyer, the powder room boasts an oversized pedestal sink and marble flooring.

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- **Family Room 21 x 18:** The cheerful center of this home is truly apparent in the family room. Two sets of oversized windows and a second floor overlook create an inviting space and emphasize the open, flowing floor plan. Custom window treatments filter light while a ceiling height brick fireplace anchors the room. Across the hall though an expanded opening, the dining room is easily accessible for extended entertaining space.

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- **Kitchen 23 x 12, with separate Breakfast Area** Open to the Family Room, the Kitchen and Breakfast Area create an expansive space for easy living. The recently updated, stylish kitchen features white cabinetry with pewter knobs, granite countertops and subway style tumbled marble tile backsplash. A large window lets in light and a slider opens to the deck for easy serving and outdoor dining.
- Access to the laundry room and garage are conveniently located off the Breakfast Area.
- A glass paned French door provides a convenient second entry into the Dining Room from the Kitchen.

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- **Master Bedroom Suite - 21 x 14:** The first floor master suite is your quiet oasis of calm after a hectic day. Soft palettes, hardwood flooring, streaming sunlight and backyard views bring warmth and depth to this terrific suite. Two walk-in closets provide ample storage for both.
- Designer tile touches distinguish this master bath from the rest, with inlaid tile along the walls, tub surround and shower area. A large double sink cherry vanity and a glass doored closet add both interest and storage space.

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- **Three additional bedrooms plus bath complete the second level 16 x 12, 12 x 12, 12 x 12**
  Continuous carpeting, large closets and bright rooms define the upstairs. Two bathrooms, one en-suite and one Jack-and-Jill plus plenty of windows make these rooms delightful spaces.

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- **Finished Basement:** Amazing space and an open floor plan makes the use of this finished basement your prerogative! A full bath and a bar area with sink are already finished for you, and closed off storage rooms will hold your off-season items. Large open spaces will hold ping-pong tables, pool tables, TV/Video game areas or large play spaces.

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- The serenity and beauty of this home bring perfect harmony.
- Enjoy a full acre of land, lined with mature trees and specimen plantings, deck and ample driveway space.
- This home is perfectly located on a small private cul-de-sac just minutes from Pleasant Valley park, the NYC bus stop, and walking/jogging sidewalks. The park features multiple pools, outdoor concerts and outdoor movies during the summer.
- 12 Brookfield Drive is convenient to all major highways and the train station and shopping centers.

Upgrades

- **This home's upgrades include the following**

- Roof replaced in 2007
- New Kitchen in 2016
- Hardwood flooring installed 2006 & 2015
- New A/C units – both replaced in 2012
- Family Room and Living Room new window and sliding door in 2015
- New carpet in 2015
- Bathrooms on first and second floor remodeled in 2014
- Interior painted in 2005 and 2015
- Deck painted in 2014
- New sidewalk in 2006
- New entry door in 2006

- HOME WARRANTY!

Actual may vary. Subject to errors and omissions. Source: Bernards Township Records.

Multiple Listing Spec Sheet

Somerset* Bernards Twp.* (2702) | 12 Brookfield Dr* | List Price: $849,990

Residential Client Full Report

MLS#:	3297931	Section:		LP:	$849,990
Status:	A	ZN:		OLP:	$889,000
Rms:	10	GRS:	CEDAR HILL	SP:	
Bdrm:	4	MSJR:	W ANNIN	LD:	04/14/2016
FB:	4	HS:	RIDGE	UCD:	
HB:	1	Acres:	1.01*	CD:	
ZIP:	07920-2802*	LtSz:	1.01AC*	ADM:	63
RZIP:	07920	SqFt:		DOM:	63
Block:	8101*	CLR:	Brick	SDA:	Yes
Lot:	18*	CL:	No		
Unit #:		GSMLS.com:	Yes		
Floor #:		YB/Desc/Ren:	1986 / Approximate, Renovated / 2014		
Bldg #:		PSubType:	Single Family		
FHA55+:	No	Style:	Colonial		
Pets:					

Directions: Stonehouse Road to Valley Road to Brookfield
Remarks: Stylish Colonial on just over an acre cul de sac location! Newer kitchen, master bath, FIRST FLOOR MASTER! With 4 BR, 4.1 baths, finished basement, two-story family room with soaring brick fireplace, this home is sure to please! Don't miss this great opportunity!

INTERIOR

Appincs: Carbon Monoxide Detector, Central Vacuum, Cooktop - Electric, Dishwasher, Dryer, Microwave Oven, Refrigerator, Range/Oven-Electric, Sump Pump, Washer
Bsmnt: Yes / Finished, Full
Dine: Formal Dining Room
Exclu: on file
FirePl: 2 / Family Room, Living Room, Wood Burning
Floor: Carpeting, Ceramic Tile, Marble, Wood

IntFeat: Bar-Wet, Blinds, Carbon Monoxide Detector, High Ceilings, Jetted Tub, Smoke Detector, Walk-In Closet, Window Treatments
Kitch: Eat-In Kitchen, Separate Dining Area
MastBr: Full Bath, Walk-In Closet
MstBath: Jetted Tub, Stall Shower
In-law Suite: No/

EXTERIOR / OTHER FEATURES

Drive: / Blacktop, Driveway-Exclusive
Exterior: Brick, Vinyl Siding
ExtFeat: Deck, Sidewalk

Garage: 2 / Garage Door Opener
LotDesc: Cul-De-Sac, Level Lot
Pool: No/
Roof: Asphalt Shingle

ROOM DIMENSIONS

LivRm: 17x17 / First	DinRm: 14x11 / First	Kitch: 21x12 / First	Den: / First	FamRm: 21x17 / First
Mstr: 21x13 / First	Bed2: 12x12 / Second	Bed3: 16x11 / Second	Bed4: 12x11 / Second	
Breakfast: /First	Office: /First			

LevelB: Bath(s) Other, Exercise Room, Storage Room, Utility Room
Level1: 1 Bedroom, Bath Main, Breakfast Room, Dining Room, Family Room, Foyer, Kitchen, Laundry Room, Living Room, Office, Pantry, Powder Room
Level2: 3 Bedrooms, Bath Main, Bath(s) Other

UTILITIES

Heat: 2 Units, Forced Hot Air, Multi-Zone
Cool: 2 Units, Central Air, Multi-Zone Cooling
Fuel: Gas-Natural
Service: Cable TV Available, Fiber Optic Available, Garbage Extra Charge

Sewer: Public Sewer
Utilities: All Underground, Gas-Natural
Water: Public Water
WtrHt: Gas

FINANCIAL INFORMATION / TAX INFORMATION

Taxes: $16,148 / 2015	TaxRt: 1.816 / 2015	BldAsmt: $470,100	LndAsmt: $372,700	TotAsmt: $842,800
Fee: $ /	AppFee: $	FarmAsm: No	HmWrnty: Yes	OTP: Fee Simple
Other: $ /	Easement: Unknown /			

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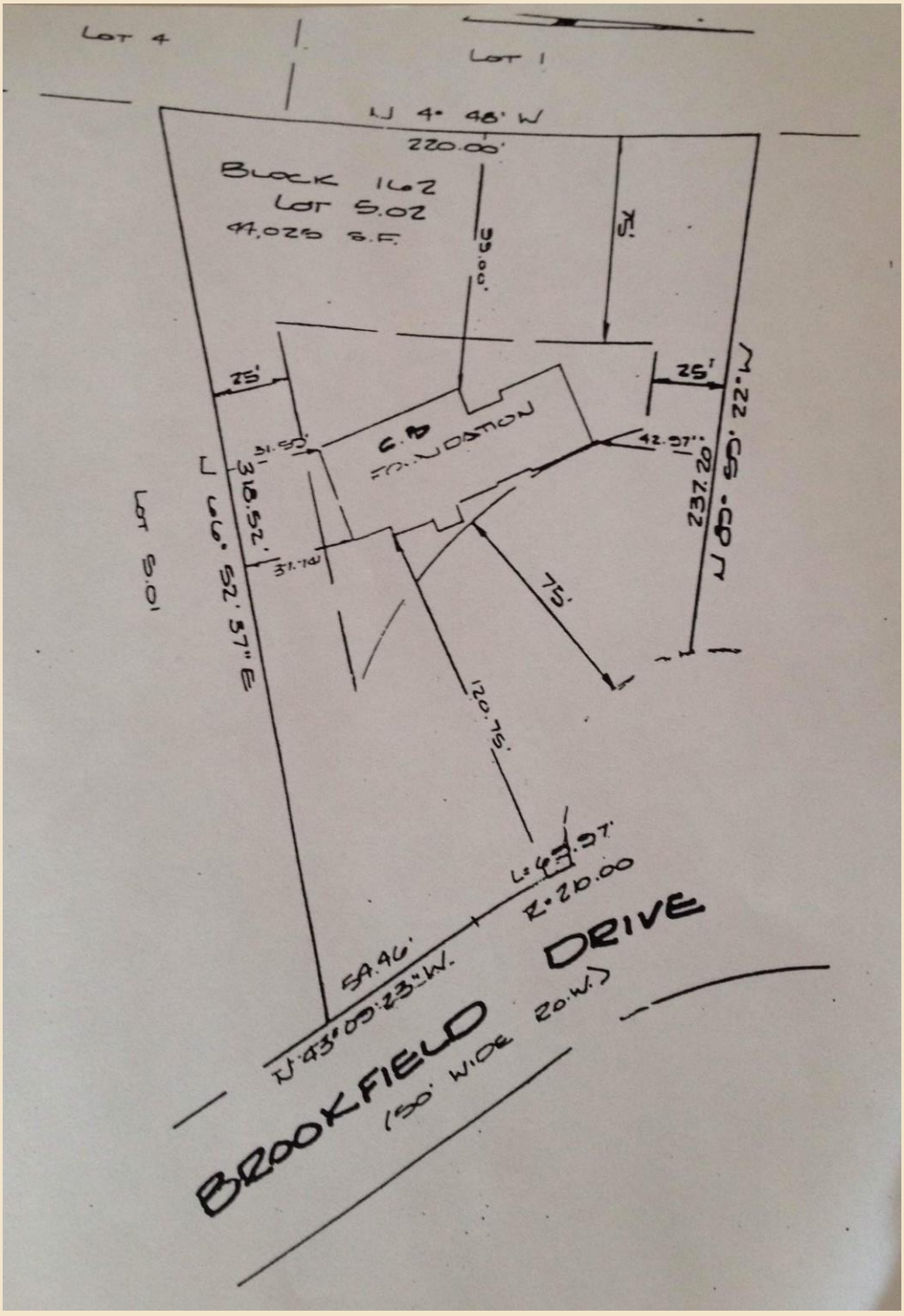
Info. deemed RELIABLE but not GUARANTEED - ALL Room Sizes are Approx.

MARIE YOUNG

Survey



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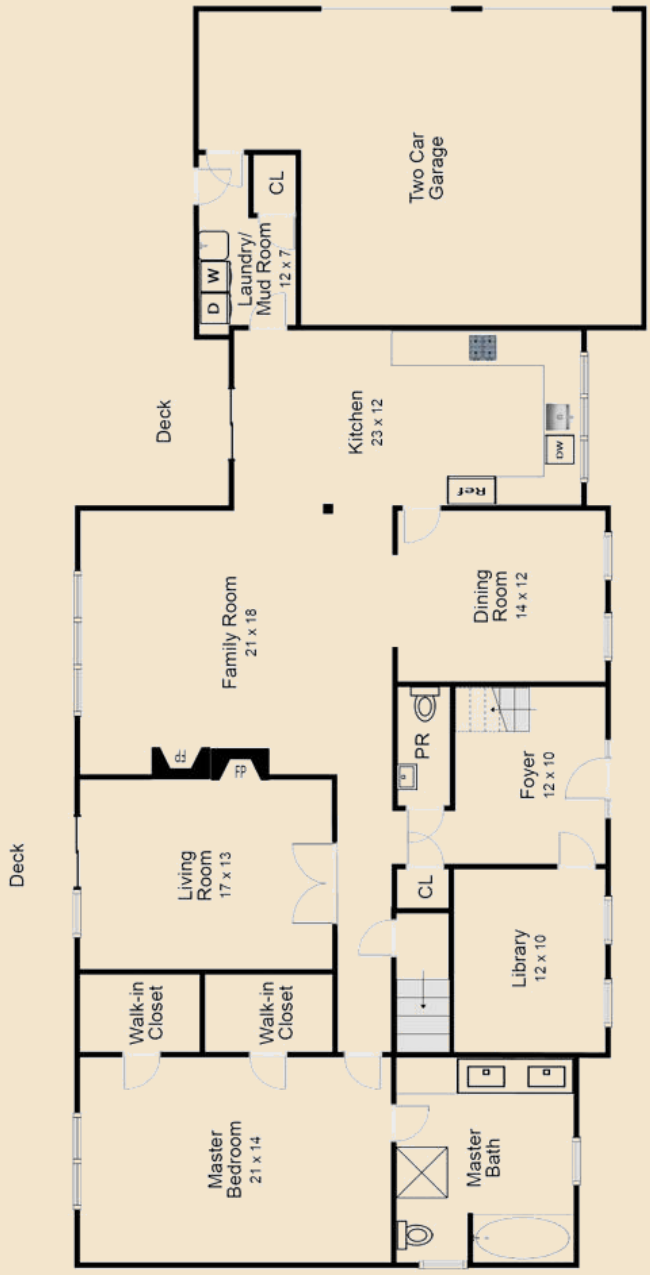
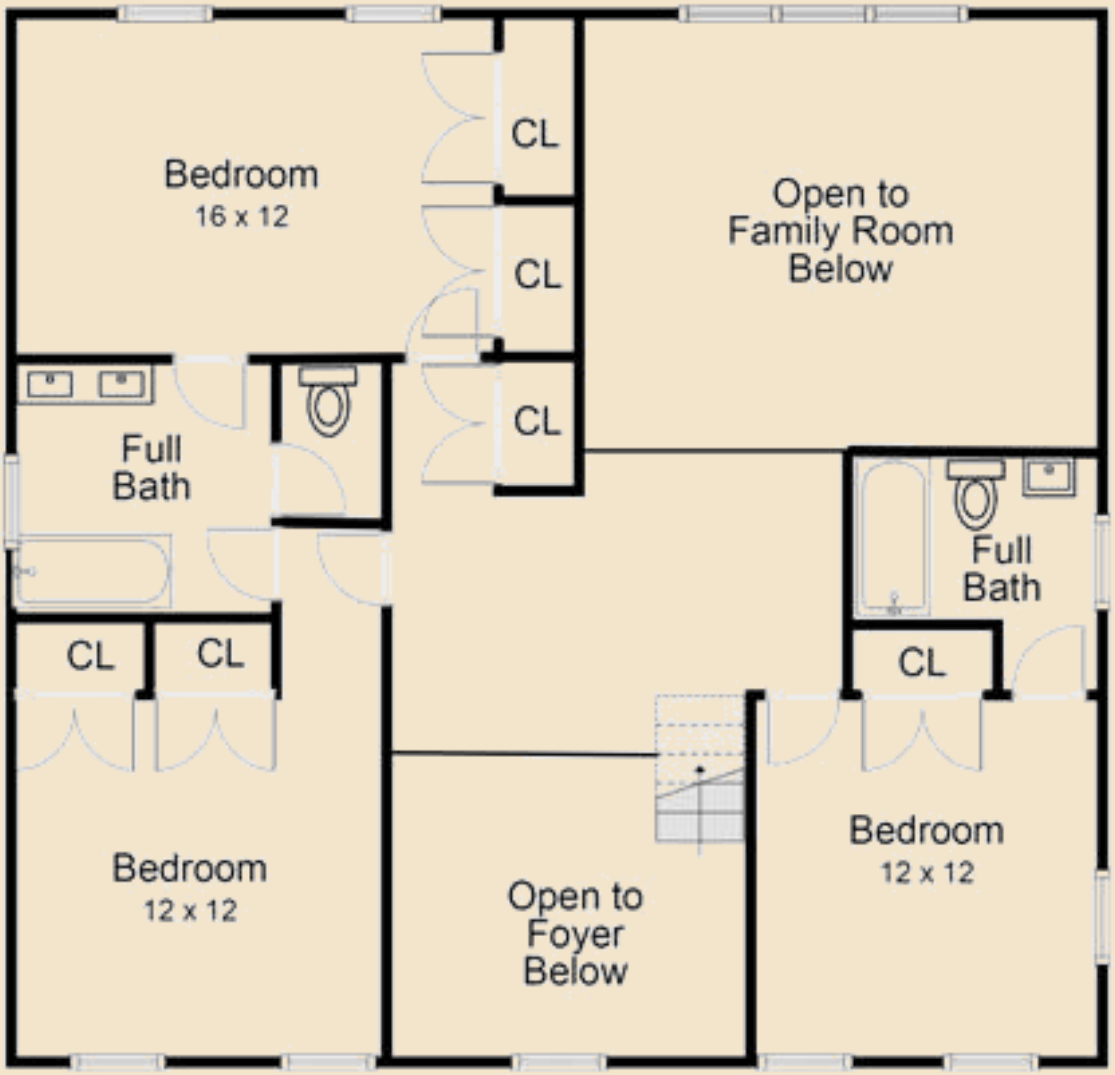
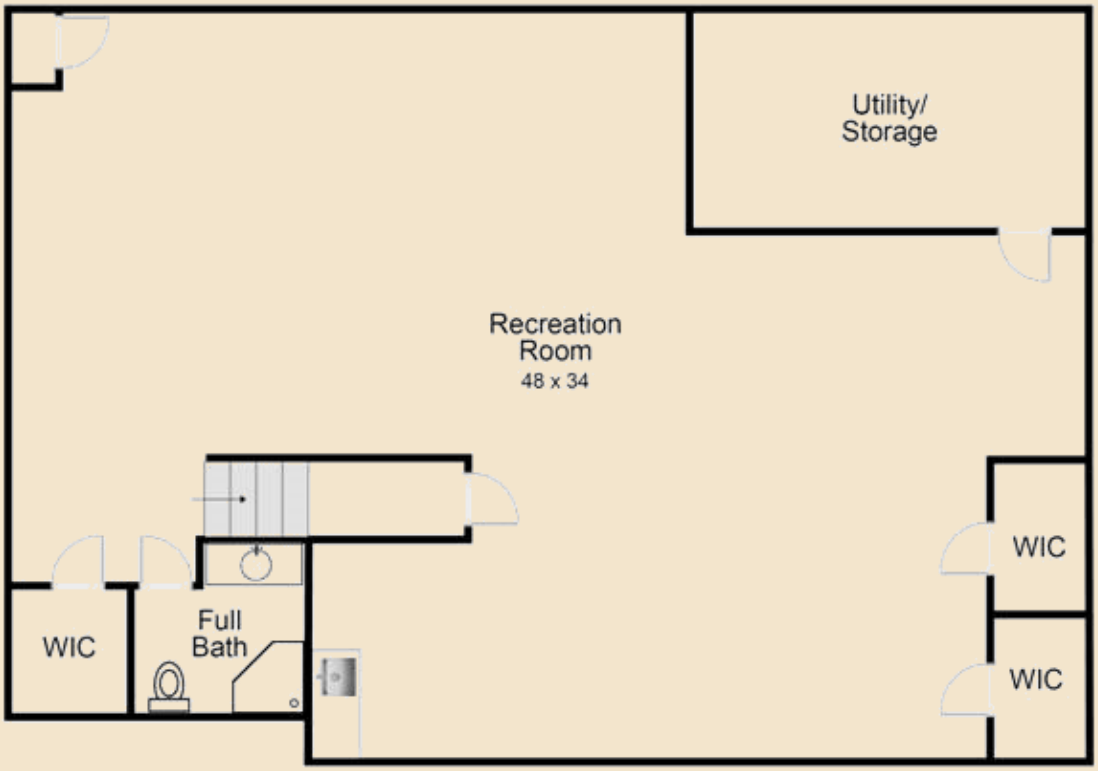
Floor Plan - First Floor



Floor Plan – Second Floor



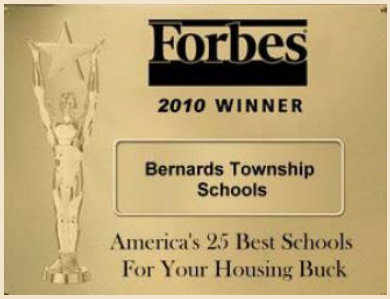
Floor Plan – Lower Level



Floor plan for illustration purposes only. All sizes are rounded off, and all features and details shown are approximate. Some rendered items may not be included in sale. Information deemed reliable but not guaranteed. Subject to errors and/or omissions.

Education in The News

CEDAR HILL ELEMENTARY SCHOOL AWARDS



US News and World Report rates Ridge High School among the Best, and gives it a gold rating!
Below summary courtesy of US News and World Report Site

Ridge High School Overview

OVERVIEW | STUDENT BODY | TEST SCORES

2014 Academic Indicators

National Rank	#177
College Readiness Index	65.4
Math Proficiency	3.5
Language Proficiency	3.4
Student/Teacher Ratio	14:1

09–12 Grades | 1,787 Students | 125 Teachers

Ridge High School
268 SO FINLEY AVE
BASKING RIDGE, NJ 07920

Phone: (908) 204-2585

District: Bernards Township

BEST HIGH SCHOOLS U.S.News GOLD

Overview

Ridge High School is ranked 7th within New Jersey. Students have the opportunity to take Advanced Placement® course work and exams. The AP® participation rate at Ridge High School is 69 percent. The student body makeup is 50 percent male and 50 percent female, and the total minority enrollment is 23 percent. Ridge High School is the only high school in the Bernards Township.

Basking Ridge

The Lenni-Lenape Indians were the first known inhabitants of the Bernards Township area. A 3,000 acre area was purchased in 1717 on behalf of King James III of England from the Lenapes for $50. The remainder of the Township's land was bought later that year by William Penn. In 1733 the name "Basking Ridge" first appeared in ecclesiastic records of the Presbyterian Church and is recorded as being derived from the fact that "wild animals of the adjacent lowlands were accustomed to bask in the warm sun of this beautiful ridge." Baskeridge and Baskenridge were also commonly used.

Postcard Perfect Downtown Basking Ridge

Named after Sir Francis Bernard, Colonial governor of New Jersey from 1758 to 1760, this rustic community covers a 25 square mile area and is nestled in the northern part of Somerset County south of Morristown sitting in some of the last vestiges of the Great Eastern Forest. It suppports a population of roughly 25,000 residents in 9,200 households and includes the sections of Basking Ridge, Liberty Corner, Lyons and West Millington. The median household income of $107,000 is one of the highest in the area. In 2009 the median sales price of a home in Bernards Township was $515,000. These properties range from $200,000 condominiums to $2,700,000 estate homes.

Mid-Town Direct Train Service from the Basking Rdige Station

Bernards Township play an important role in the American Revolution with troops coming from Bound Brook through Basking Ridge en route to Morristown. During this time a liberty pole was placed on the village green with Annin's Corner renamed Liberty Corner. A local street, Old Army Road, was so named because it was the path trod through the country from Jockey Hollow to the Vealtown Tavern in Bernardsville by American troops.

Basking Ridge's Quaint Downtown

Area highlights include fine restaurants, local downtown shopping in addition to Bridgewater Mall and the renowned Mall at Short Hills. Nature and history abound with nearby historic Colonial Morristown, Morristown National Park "Jockey Hollow," the Great Swamp National Wildlife Refuge and Lord Stirling Park. About an hour's drive from Manhattan, Bernards Township is also within 30 miles of Newark Liberty International Airport and has easy access to Routes 78 and 287. Transportation into New York City is accessed via nearby highways as well as New Jersey Transit Mid-Town Direct Service from the Basking Ridge and Lyons train stations. The Bernards Public School System includes four elementary schools, William Annin Middle School and Ridge High School. Ridge is consistently ranked among the top NJ High Schools by New Jersey Monthly magazine.

12 Brookfield Drive

I am proud to be the listing agent for this home. It is a truly beautiful home . Please visit this home's website for more details and an ecopy of this brochure.

For an appointment, call:
Marie Young, Sales Associate
Coldwell Banker Residential Brokerage
One South Finley Avenue
Basking Ridge, NJ 07920
908.766.8368 Office
908.938.2525 Cell

"Coldwell Banker congratulates Marie for her 2015 achievements as the top producer in the Basking Ridge office, with over 30 closed transactions and over $23MM in sales volume. Real Trends, a 3rd party Zillow-affiliated agency, has named her one of "America's Best Real Estate Agents," scoring in the top 90 in all of NJ for sales volume from thousands of agents. Marie has once again ranked in the Top 25 of individual agents in Coldwell Banker NJ and Rockland for 2015 production, and she has also won the Five Star Professional Designation. Please join us in congratulating Marie." NCJAR Circle of Excellence Sales Award – Platinum 2013, 2014, 2015

Marie Young
(908) 521-4849
20 total reviews (14 local)

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