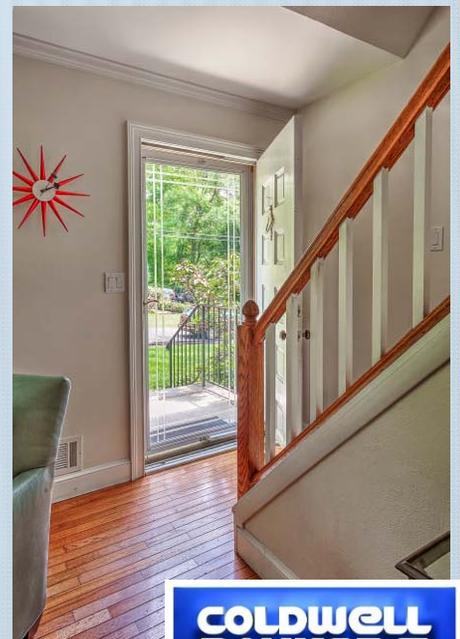


Welcome to 1387 Catalpa Drive The Ultimate Staycation Home!



Lovely Cape Cod in an amazing location, beautifully updated, and just blocks from the lake and beach (purchase lake membership optional)



www.1387Catalpa.com
Thinking of Moving?
Think Young!

Coldwell Banker Residential Brokerage Office: 908.766.0808
1 So. Finley Avenue Basking Ridge, NJ 07920



1387 Catalpa Drive



Don't Miss This Great Opportunity To Call 1387 Catalpa Drive Home!

1387 Catalpa Drive is charming and beautifully maintained, tucked away in the sought after Sunset Lake section of Bridgewater, with a Basking Ridge mailing address. This home is near all conveniences, with shopping, transportation, and elegant dining in nearby Pluckemin, as well as the Bridgewater Mall just 10-15 minutes away. As you approach Catalpa, you will be immediately drawn to specimen plantings such as Japanese Ghost ferns, flowering quince, and Korean Spice Viburnum that provide a rotation of nature's finest.

Upgrades and stylish furnishings and hues invite you to experience this home's warmth and beauty at every turn. The updated kitchen boasts stainless steel appliances, granite countertops, an eat-in peninsula, and tile flooring.

The baths have been tastefully updated, making this turnkey home a joy to own.

We are pleased to highlight recent upgrades to this wonderful home. All time frames are approximate.

- 30 Year Timberline Roof
- Kenmore refrigerator 2-3 yrs.
- Bosch dishwasher 4-5 years
- Trane furnace and air conditioner 7 - 8 years
- Hot water heater 5 years
- Porta water softener
- Kitchen updated
- Well has UV filter and whole house filtration system
- Kitchen Peninsula added approximately 3 years ago

Marie Young, Sales Associate
908.938.2525 Cell
Thinking of Moving?
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1387 Catalpa Drive

Beautifully appointed, impeccably maintained, ready for you!



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MLS Form: 1387 Catalpa Drive



Somerset* Bridgewater Twp.* (2706)

1387 Catalpa Dr*

List Price: \$399,900

Residential Client Full



MLS#: 3228493
 Status: **A**
 Rms: **6**
 Bdrm: **3**
 FB: **2**
 HB: **0**
 ZIP: **07920**
 RZIP: **08807**
 Block: **604***
 Lot: **6***
 Unit #:
 Floor #:
 Bldg #:
 FHA55+ **No**
 Style: **Cape Cod**

Section: **Sunset Lake**
 ZN:
 GRS: **HAMILTON**
 MSJR: **HILLSIDE**
 HS: **BRIDG-RAR**
 Acres: **0.23***
 LtSz: **100X100***
 SqFt:
 CLR: **gray**
 CL: **No**
 GSMLS.com: **Yes**
 Pets: **Yes**
 YB/Desc/Ren: **1966 / /**
 PSubType: **Single Family**

LP: **\$399,900**
 OLP: **\$399,900**
 SP:
 LD: **06/04/2015**
 UCD:
 CD:
 ADM: **3**
 DOM: **3**
 SDA: **Yes**

Directions: **Washington Valley to Coriell stay to left onto Catalpa**

Remarks: **Staycation home in beautiful Sunset Lake! 3BR home plus den in beautiful and centrally located section of Bridgewater near Martinsville, with newer kitchen and baths. Lake membership optional & fee Property has Basking Ridge mailing address but is actually part of Bridgewater Twp, and part of Bridgewater Twp school system. Lake membership not included.**

INTERIOR

Applcs: **Dishwasher, Microwave Oven, Range/Oven-Gas**
 Bsmnt: **Yes / Full, Unfinished**
 Dine:
 Exclu: **gym flooring, tv mount - on file**
 FirePl: **0 /**
 Floor: **Carpeting, Tile, Wood**

Handicap Modified: **No**
 IntFeat: **Carbon Monoxide Detector, Shades, Smoke Detector**
 Kitch: **Eat-In Kitchen**
 MastBr: **Walk-In Closet**
 MstBath:
 P-Use:
 In-law/Suite: **No/**

EXTERIOR / OTHER FEATURES

Amnt:
 Drive: **/ Blacktop**
 Exterior: **Wood Shingle**
 ExtFeat: **Deck, Wood Fence, Storage Shed**

Garage: **1 / Attached Garage**
 LotDesc: **Level Lot**
 Pool: **No/**
 Roof: **Composition Shingle**

ROOMS

LivRm: **12x16 / First** DinRm: **/** Kitch: **12x12 / First** Den: **12x9 / First** FamRm: **/**
 Mstr: **14x17 / Second** Bed2: **12x18 / Second** Bed3: **12x12 / First** Bed4: **/**
 : / : / : / : /

LevelB: **Laundry Room, Utility Room**

LevelG:
 Level1: **1 Bedroom, Bath(s) Other, Den, Kitchen, Living Room**

Level2: **2 Bedrooms, Bath Main**

Level3:

OthLev:

UTILITIES

Heat: **1 Unit, Forced Hot Air**
 Cool: **Central Air**
 Fuel: **Gas-Natural**
 Service: **Cable TV Available, Fiber Optic Available, Garbage Extra Charge**

Sewer: **Public Sewer**
 Utilities: **Electric, Gas-Natural**
 Water: **Well**
 WtrHt:

FINANCIAL INFORMATION / TAX INFORMATION

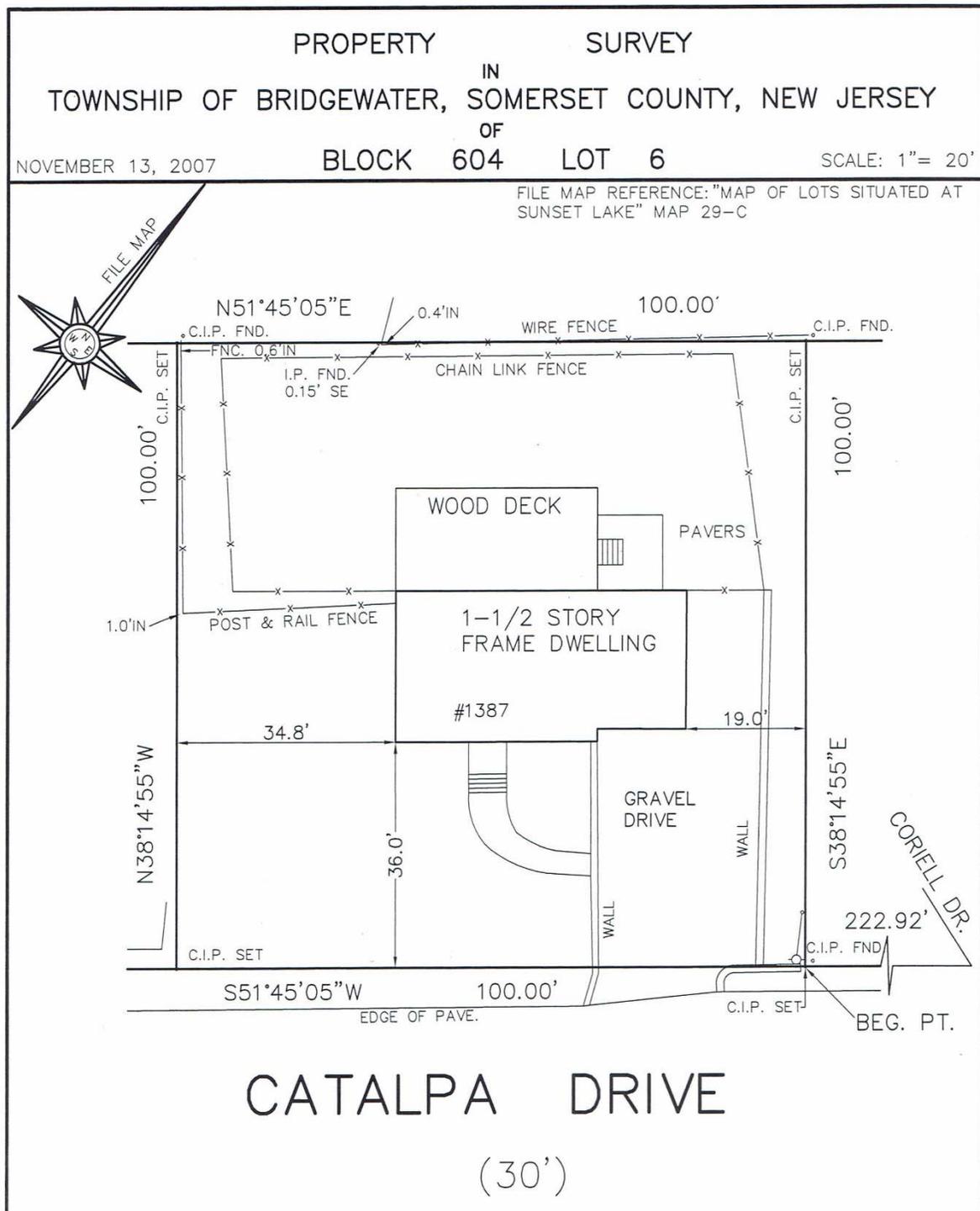
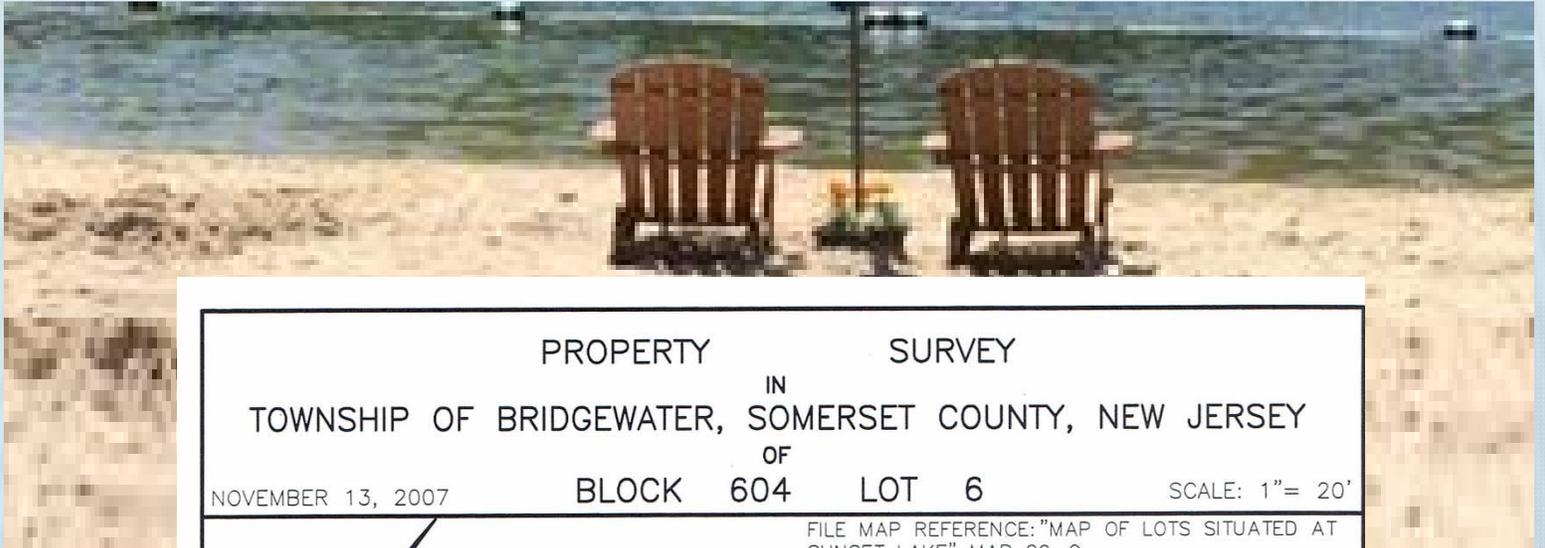
Fee: **\$ /** FarmAsm: **No** HmWrrnty: **No** Taxes: **\$7,122 / 2014** LndAsmt: **\$241,500**
 AppFee: **\$** OTP: **Fee Simple** TaxRt: **2.119 / 2014** BldAsmt: **\$99,100**
 Other: **\$ /** Easement: **Unknown /** TotAsmt: **\$340,600**

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

MARIE YOUNG

Survey: 1387 Catalpa Drive

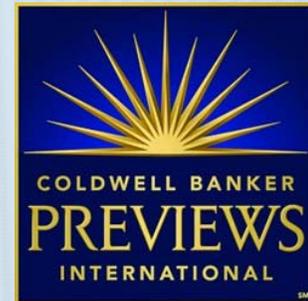


NOTES: 1387 Catalpa Drive

Thank You for Visiting!



For an appointment, call:
Marie Young, Sales Associate
Coldwell Banker Residential Brokerage
One South Finley Avenue
Basking Ridge, NJ 07920
908.766.0808 Office
908.938.2525 Cell



I am proud to be the listing agent for 1387 Catalpa Drive. It is a truly charming home. Don't forget to visit this home's website at www.1387Catalpa.com for more details and an ecopy of this brochure.

Thank you for allowing me the privilege of having the honor of being in the top 1% of Coldwell Banker agents WORLDWIDE for 2014. It is homes such as this that make the achievement of this goal easy. I am privileged to have received the NJCAR Circle of Excellence Sales Award – Platinum for 2014, as well as the Real Trends 2014 achievement of being in the Top 100 agents in the state of NJ, and in the Top 15 of Coldwell Banker NJ and Rockland County.

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WELCOME HOME!

