178 South Maple Ave.

Style, Sophistication, Warmth

Welcome to
178 South Maple Ave.
www.`178SouthMaple.com
Basking Ridge, NJ 07920

178 South Maple Ave.

- One Year AHS Home Warranty!
- 4 BR, 3.1 Baths, Two Car Garage,
- Two Units Each - Natural Gas Heat, Central Air Cooling
- Fireplace – Family Room
- Public Water, Public Sewer
- Location: Built by premier NJ builder Boulder construction, this rare newer (2011) constructed in-town center hall colonial is steps from historic downtown Basking Ridge, a charming, Colonial-era village community that combines a picturesque setting with easy access to NY/NJ Transit, I-287, and I-78.

178 South Maple Ave.

- **Foyer:** Beautifully appointed details and upgrades abound in this home with a lovely two-story entry foyer flanked by a 13 X 10 office/living room, powder room, and dining room, volume ceilings, and gleaming hardwood floors throughout the first and second levels.

178 South Maple Ave.

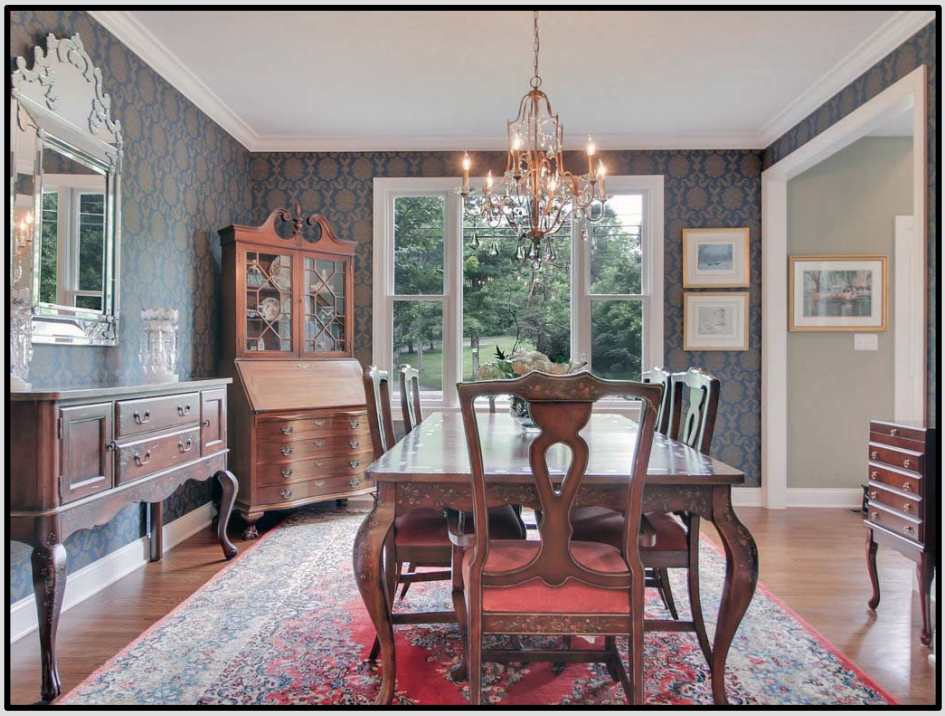
- **Family Room: 18 X 14:** Entertain a crowd or curl up by the fireplace with a good book in this home's generously-sized family room with recessed lighting and beautiful millwork. The open yet defined floor plan to the adjoining breakfast room and kitchen graces this home as the family room easily transitions into the other public rooms and sliders to the expansive deck and tranquil yard.
- The powder room has a pedestal sink, crown and base molding.

178 South Maple Ave.

- **Kitchen and Breakfast Room: 20 X 14:** Enjoy creating gourmet meals in your chef's kitchen. It is bright and spacious with high-end 42-inch cabinetry, granite countertops, stainless steel appliances, and a wine refrigerator. The open floor plan includes a breakfast area and a family room with sliding doors that lead to the tranquil backyard with a large deck, fire pit, and lush green lawn that is complete with an irrigation system.

178 South Maple Ave.

- **Dining Room 14 X 13:** Enjoy gatherings and more formal meals from the sun-drenched dining room. Crown molding and a triple window, plus gleaming hardwood floors blend formality with warmth and charm, making the dining room suitable for any occasion.



178 South Maple Ave.

- **Master Bedroom Suite - 18 X 16:** The spacious master ensuite (spa shower, Jacuzzi bath, and walk-in-closet with organizing system) is the perfect antidote to a hectic day. A soft palette and natural sunlight provide spa-like tranquility, while the master bath lets you pamper yourself in its subtle luxuries and quality of design elements found throughout.

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- **Three additional bedrooms plus Guest Bath and Laundry Room: 16 X 11, 14 X 11, 13 X 11:** Three generously-sized bedrooms offer ample closet space and lots of light. Expect the same spa quality bath in the guest bath, with plank style tile flooring, double vanity with granite countertop, and shower with subway tile and a ribbon of mosaic. The bedrooms offer a variety of styles limited only by your imagination. The hall has additional closet space for maximum storage and there is a pull-down staircase to the attic which has a great standing room plus ceiling height.

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- **Finished Basement:** Enjoy the fully finished basement complete with high ceilings, a craft / office / music room, media area, game room, plus a full bath that rivals most main baths. The basement makes is a wonderful sanctuary for enjoying gatherings, guests, or just having the extra space to stretch out and have fun.
- Play Room – 12 X 11; Recreation Room 29 X 13 plus full bath!

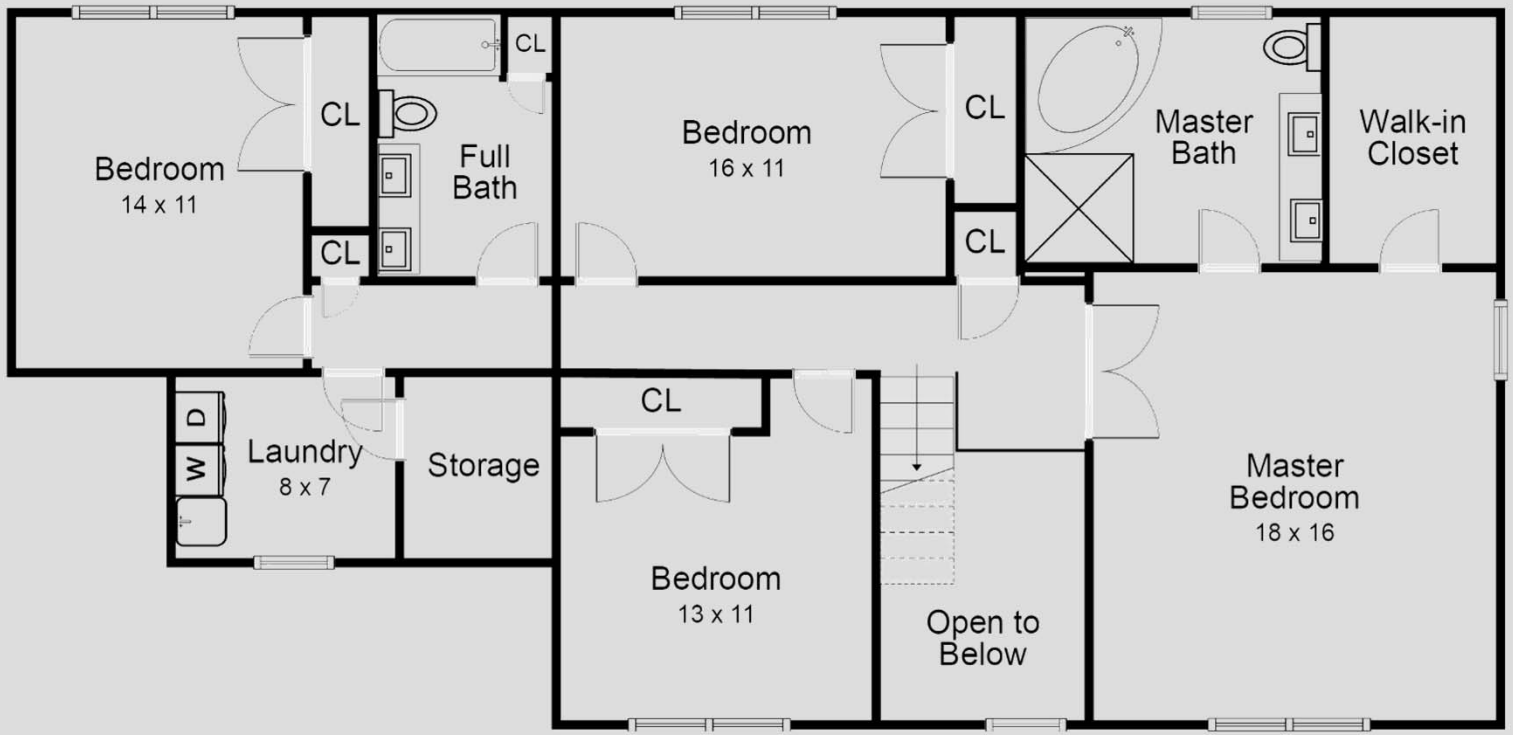
178 South Maple Ave.

Exterior / Yard: Tranquil, spacious, and beautiful is the best description of the rear yard. It's hard to imagine that fine dining, shopping, travel modes, and schools are practically at your doorstep!

Floor Plans Level 1

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.

Floor Plans Level 2



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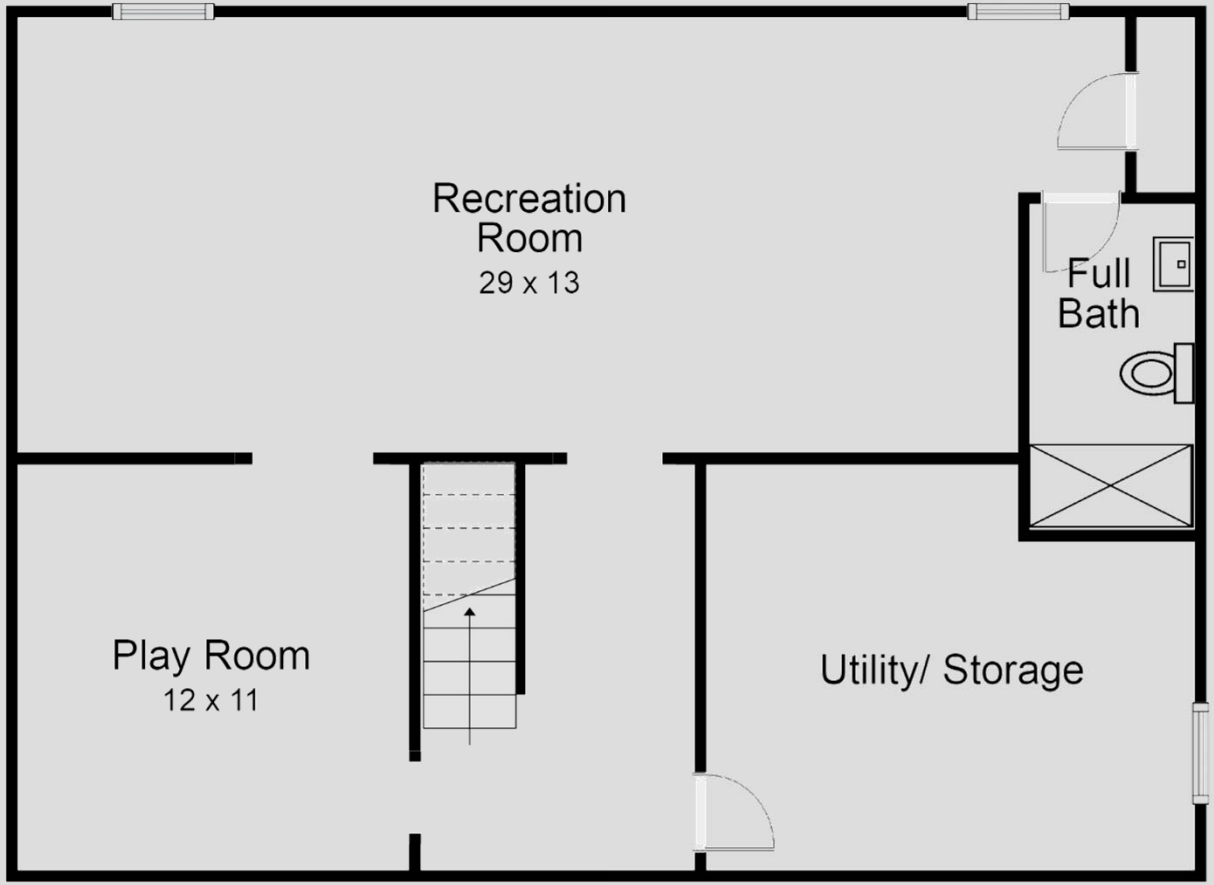
Floor Plans Basement



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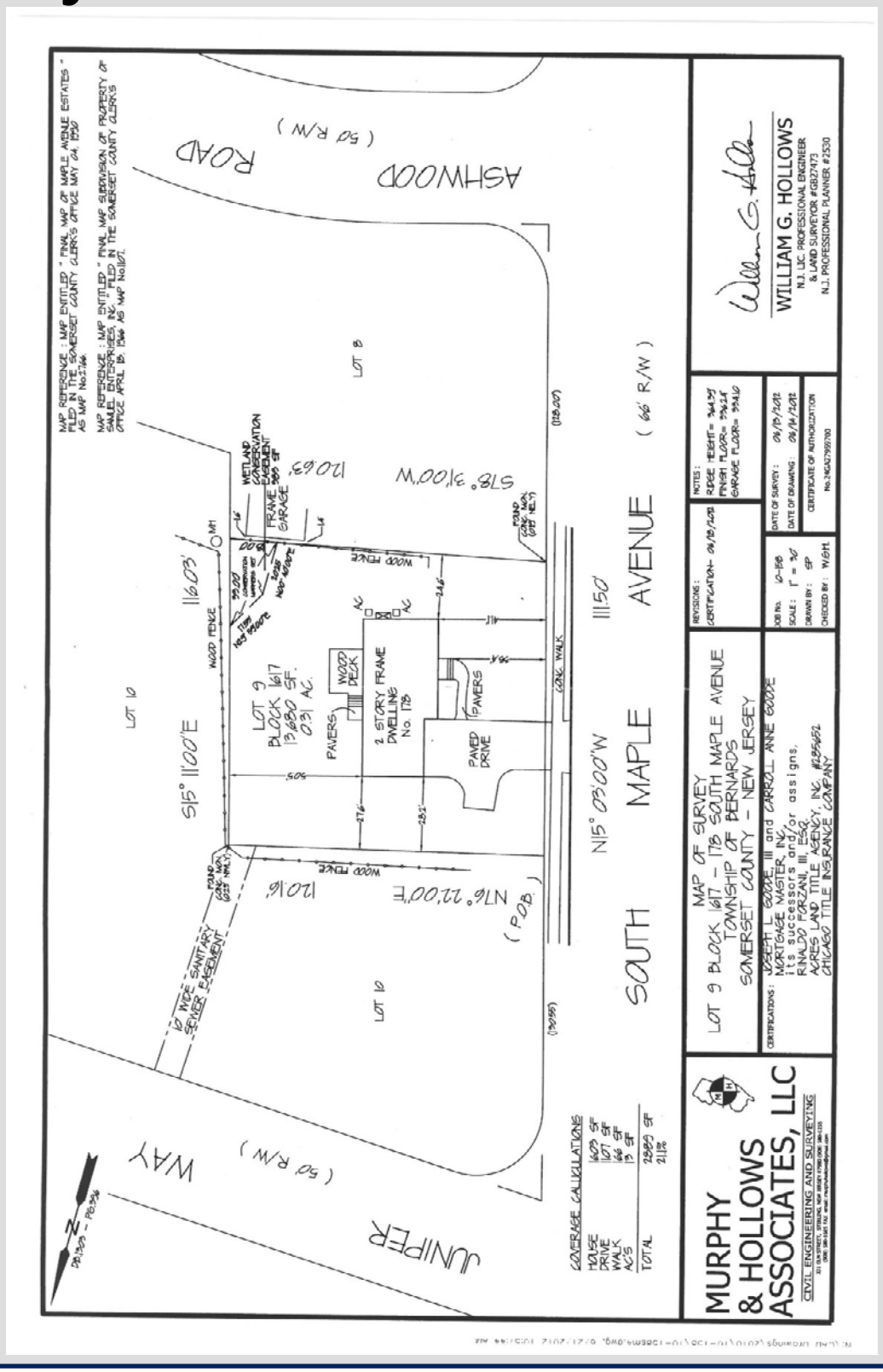
Survey



MAP REFERENCE : MAP ENTITLED " FINAL MAP OF MAPLE AVENUE ESTATES " FILED IN THE SOMERSET COUNTY CLERK'S OFFICE MAY 04, 1990 AS MAP No.2766.
MAP REFERENCE : MAP ENTITLED " FINAL MAP SUBDIVISION OF PROPERTY OF SAMUEL ENTERPRISES, INC. FILED IN THE SOMERSET COUNTY CLERK'S OFFICE APRIL 18, 1966 AS MAP No.1107.
ASHWOOD ROAD
(50' R/W)
JUNIPER WAY
(50' R/W)
SOUTH MAPLE AVENUE
(66' R/W)
LOT 8
LOT 10
LOT 9
BLOCK 1617
13,680 SF.
0.31 AC.
2 STORY FRAME DWELLING No. 178
PAVERS
WOOD DECK
PAVED DRIVE
WOOD FENCE
CONC. WALK
WETLAND CONSERVATION EASEMENT
FRAME GARAGE
S15° 11'00"E
116.03'
120.63'
S78° 31'00"W
N15° 03'00"W
111.50'
N76° 22'00"E
120.16'
(P.O.B.)
10' WIDE SANITARY SEWER EASEMENT
COVERAGE CALCULATIONS
HOUSE 1603 SF
DRIVE 1071 SF
WALK 66 SF
AC'S 13 SF
TOTAL 2889 SF
21.1%
MURPHY & HOLLOWS ASSOCIATES, LLC
CIVIL ENGINEERING AND SURVEYING
MAP OF SURVEY
LOT 9 BLOCK 1617 - 178 SOUTH MAPLE AVENUE
TOWNSHIP OF BERNARDS
SOMERSET COUNTY - NEW JERSEY
CERTIFICATIONS: JOSEPH L GOODE, III and CARROLL ANNE GOODE MORTGAGE MASTER, INC. its successors and/or assigns, RINALDO FORZANI, III, ESQ. ACRES LAND TITLE AGENCY, INC. #285652 CHICAGO TITLE INSURANCE COMPANY
REVISIONS: CERTIFICATION- 06/18/2012
NOTES: RIDGE HEIGHT= 364.95' FINISH FLOOR= 336.24' GARAGE FLOOR= 334.10
JOB No. 10-158
SCALE: 1" = 30'
DRAWN BY: SP
CHECKED BY: WGH
DATE OF SURVEY: 06/13/2012
DATE OF DRAWING: 06/14/2012
CERTIFICATE OF AUTHORIZATION No. 24GA27959700
WILLIAM G. HOLLOWS
N.J. LIC. PROFESSIONAL ENGINEER & LAND SURVEYOR #GB27473
N.J. PROFESSIONAL PLANNER #2530

MLS Form

Somerset* Bernards Twp.* (2702) | 178 S Maple Ave* | List Price: $885,000

Residential Client Full Report

MLS#:	3398750	Section:	Downtown	LP:	$885,000
Status:	A	ZN:	Residential	OLP:	$895,999
Rms:	8	GRS:	OAK ST	SP:	
Bdrm:	4	MSJR:	W ANNIN	LD:	06/22/2017
FB:	3	HS:	RIDGE	UCD:	
HB:	1	Acres:	0.30*	CD:	
ZIP:	07920-1233*	LtSz:	.30AC*	ADM:	59
RZIP:	07920	SqFt:		DOM:	59
Block:	1617*	CLR:	Stone	SDA:	Yes
Lot	9*	CL:	No		
Unit#:		GSMLS.com:	Yes		
Floor#:		YB/Desc/Ren:	2011 / Approximate / 2012		
Bldg#:		PSubType:	Single Family		
FHA55+:	No	Style:	Colonial		
Pets:	Yes (Pets Allowed)				

Directions: South Maple Ave between Ashwood and Juniper
Remarks: Enjoy Basking Ridge living at its finest from this superbly located 4BR 3.1 Bath Center Hall Colonial, recently constructed (2011) with the finest materials and style. The kitchen boasts white cabinetry, granite countertops, chef-grade appliances, center island, and separate breakfast room. The kitchen opens to the family room where gas logs create a roaring fire. Hardwood throughout the main levels exude warmth and charm. Upstairs, four generously sized bedrooms feature hardwood and ample closet space. The sun-drenched master with bath en suite and closet system is a true oasis. The guest bath is on trend as well. The finished basement is spacious with windows & full bath. Enjoy tranquility in your garden with deck and lush lawn. This home is truly turn key near downtown, schools & travel.

INTERIOR

Applncs: Carbon Monoxide Detector, Dishwasher, Kitchen Exhaust Fan, Microwave Oven, Refrigerator, Range/Oven-Gas
Bsmnt: Yes / Finished, Full
Dine: Formal Dining Room
Exclu: Washer, Dryer, wall mounted TVs(mounts stay), Chandeliers D/R & Kitchen
FirePl: 1 / Family Room, Gas Fireplace
Floor: Carpeting, Tile, Wood
Handicap Modified: No
IntFeat: Carbon Monoxide Detector, High Ceilings, Fire Extinguisher, Jetted Tub, Smoke Detector, Stall Shower, Stereo System, Tub Shower, Walk-In Closet
Kitch: Center Island, Eat-In Kitchen, Pantry, Separate Dining Area
MastBr: Full Bath, Walk-In Closet
MstBath: Jetted Tub, Stall Shower
P-Use:
In-law Suite: No/

EXTERIOR / OTHER FEATURES

Amnt:
Drive: 2 / 2 Car Width, Blacktop
Exterior: Clapboard, Composition Siding, Stone
ExtFeat: Deck, Privacy Fence
Garage: 2 / Attached Garage, Garage Door Opener, Finished Garage
LotDesc: Level Lot
Pool: No/
Roof: Composition Shingle

ROOM DIMENSIONS

LivRm: 13x10 / First	DinRm: 14x13 / First	Kitch: 20x14 / First	Den: /	FamRm: 18x14 / First
Mstr: 18x16 / Second	Bed2: 16x11 / Second	Bed3: 14x11 / Second	Bed4: 13x11 / Second	
Rec Room: 29x30/Basement	Game Room: 12x11/	: /	: /	

LevelB: Bath(s) Other, Game Room, Rec Room, Storage Room, Utility Room
LevelG:
Level1: Dining Room, Family Room, Foyer, Kitchen, Living Room, Powder Room
Level2: 4 Or More Bedrooms, Bath Main, Bath(s) Other, Laundry Room
Level3:
OthLev:
Attic:

UTILITIES

Heat: 2 Units, Forced Hot Air
Cool: 2 Units, Central Air
Fuel: Gas-Natural
Service: Cable TV Available, Garbage Extra Charge
Sewer: Public Sewer
Utilities: Electric, Gas-Natural
Water: Public Water
WtrHt: Gas

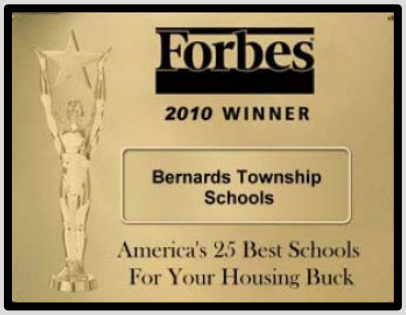
FINANCIAL INFORMATION / TAX INFORMATION

Taxes: $14,595 / 2016	TaxRt: 1.951 / 2016	BldAsmt: $486,200	LndAsmt: $261,000	TotAsmt: $747,200
Fee: $ /	AppFee: $	FarmAsm: No	HmWrnty: Yes	OTP: Fee Simple
Other: $ /	Easement: Unknown /			

FeeIncl:

Copyright, Garden State MLS, L.L.C.
"Info. deemed RELIABLE but not GUARANTEED - ALL Room Sizes are Approx."
MARIE YOUNG

Education in The News



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

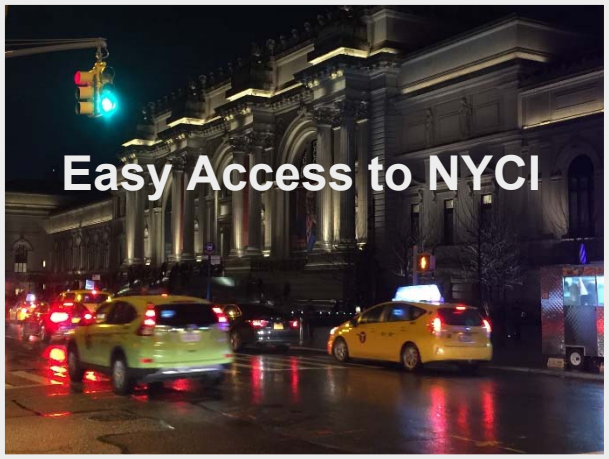
District: Bernards Township

BEST HIGH SCHOOLS US News GOLD

Overview

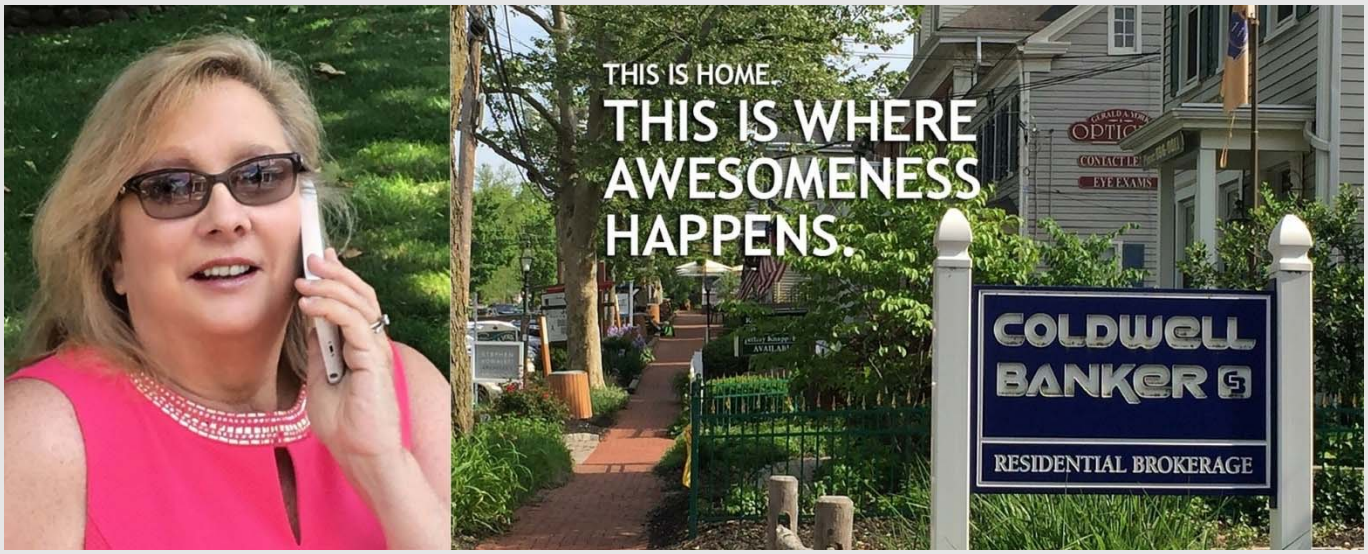
Ridge High School is ranked 7th within New Jersey. Students have the opportunity to take Advanced Placement® course work and exams. The AP® participation rate at Ridge High School is 69 percent. The student body makeup is 50 percent male and 50 percent female, and the total minority enrollment is 23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

Basking Ridge!



THIS IS HOME.
THIS IS WHERE AWESOMENESS HAPPENS.
With nationally ranked Ridge High School, Oak Street Elementary School, WAMS, the town library, houses of worship, Bernards Township is the place to be! This home's location brings it all to your doorstep – the town center, fresh produce farms, riding, shops, schools, travel, restaurants, celebrations, and more!

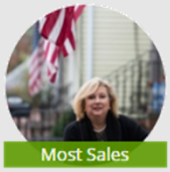
Notes



I am proud to be the listing agent for this home. It is truly beautiful. 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 2016 achievements as the top producer in the Basking Ridge office, with over 30 closed transactions and over $25MM 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 15 of individual agents in Coldwell Banker NJ and Rockland for 2016 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, 2016



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

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