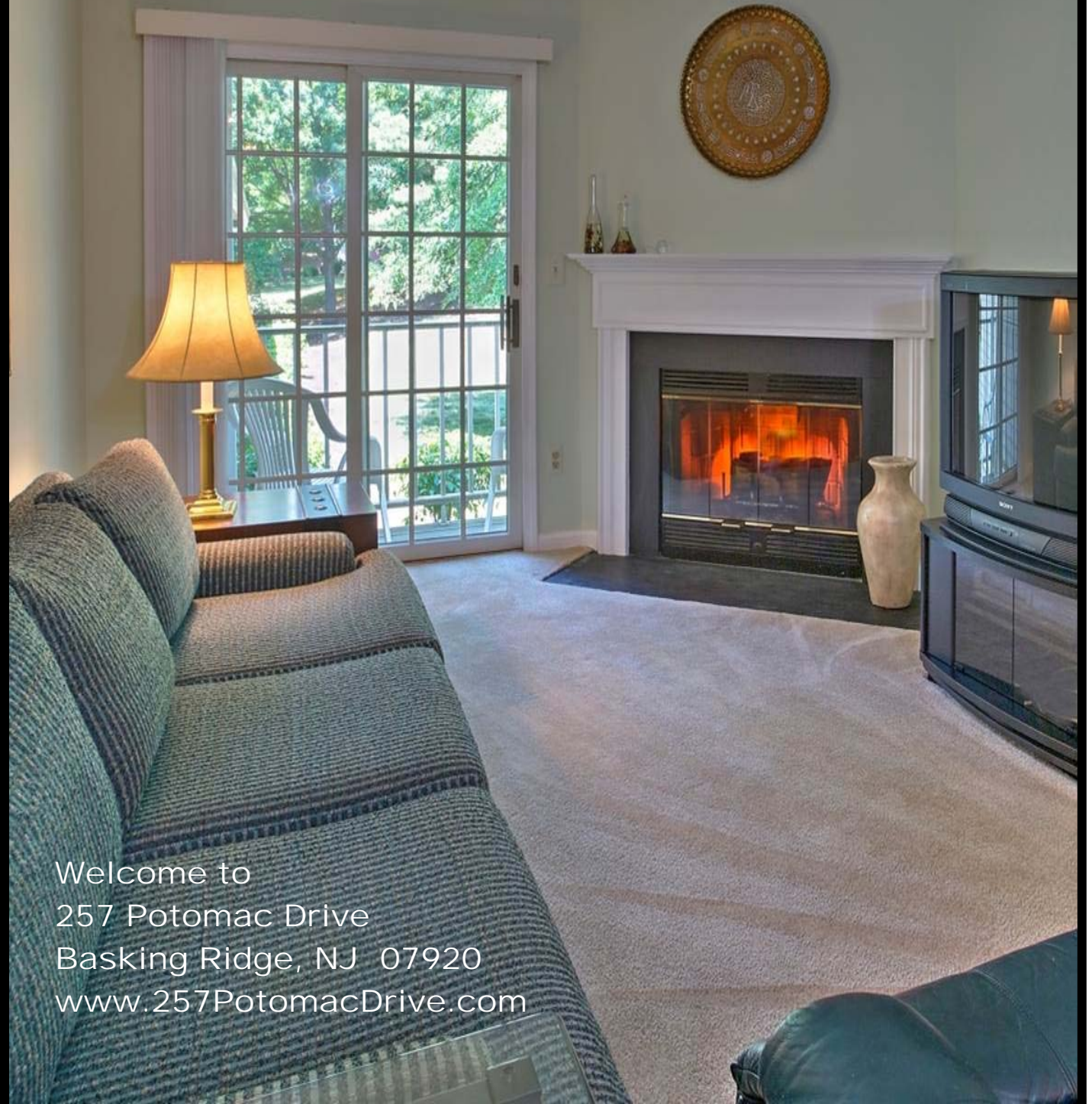


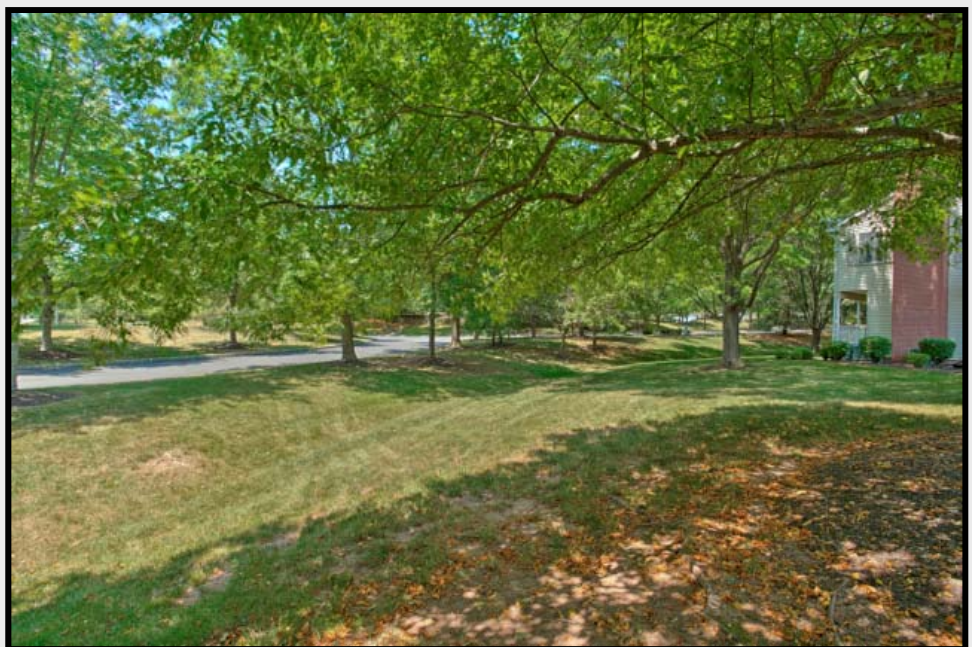
*257 Potomac Drive
Style, Beauty, Vistas!*



Welcome to
257 Potomac Drive
Basking Ridge, NJ 07920
www.257PotomacDrive.com

257 Potomac Drive

Open and light, this 1BR 1BA first floor Baxter II model is sure to please with attractive carpeting and tasteful softly-hued walls. Relax in this peaceful and pleasant unit set off on a cul-de-sac, enjoying private living and Spring Ridge amenities, all while still having easy access to town events, parks, highways and shopping. This home also boasts a garage and large basement storage unit with a key.



257 Potomac Drive

A gallery/hall invites you into the open yet defined floor plan which creates a spacious feeling of luxury and thoughtfulness into this home's design.

The spacious living room with fireplace is perfect for entertaining a crowd, or curling up by the fireplace with a good book. A large slider door leads to a private deck overlooking nature for a lovely morning coffee moment.

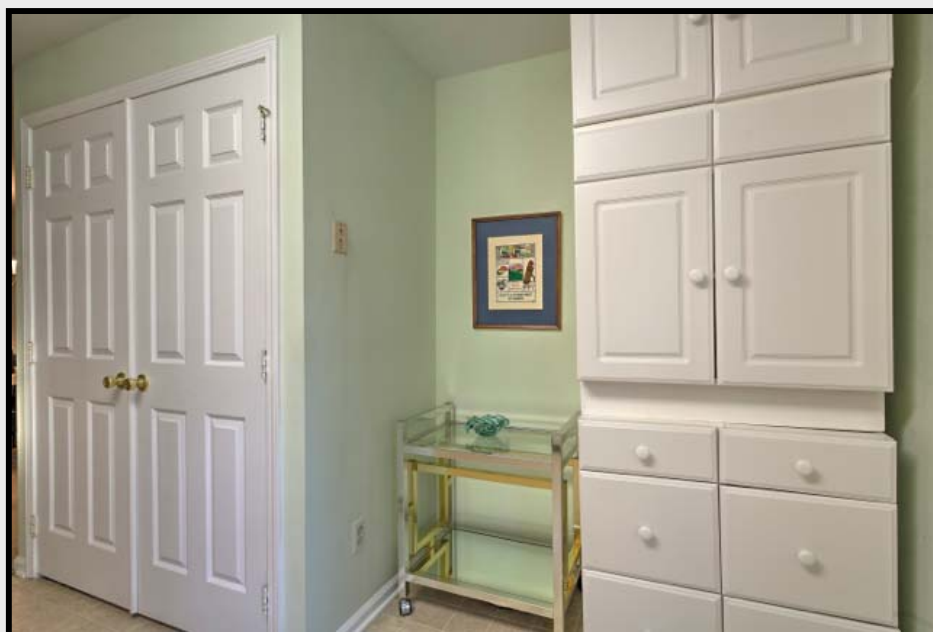
The formal dining room is set off with three walls but still open to the large living space. The dining room is amply sized and can accommodate seating and table service storage.



257 Potomac Drive

Step onto tumbled marble flooring into the generous kitchen, which has plenty of counter space, oak cabinetry, refrigerator, dishwasher and stove/oven with hood vent. Additional storage for pantry and cooking items are easily within reach in the second cabinet storage area.

A double door closet houses side by side washer and dryer and other necessary items. There is also space to create an eat in kitchen.



257 Potomac Drive

The master bedroom is a wonderful respite from a hectic day. Softly carpeted, the room spans the width of the unit with two double closets on one end, easily storing all seasons of clothing. Three separate windows stream natural light, making the room a bright, natural beauty and a pleasant retreat. The full hall bath features oak vanity and a large shower/tub unit.



257 Potomac Drive

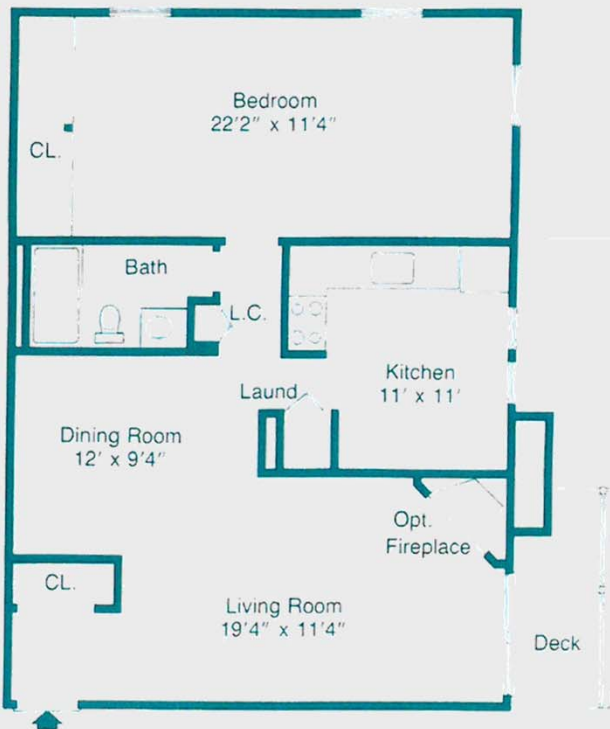
The unit comes equipped with a garage parking space and private basement storage.

Enjoy the carefree Spring Ridge lifestyle:

- Large in ground pool
- 2 Separate tennis courts
- A playground
- Modern updated club house
- Jogging/bicycle riding paths

The location of this home offers convenient access to and from major and secondary roads as well as public transportation, both train and bus. The community is located in the beautiful Somerset Hills area, right off exit 36 on I-78 and only 4.5 miles to Route 287. In addition, Route 202/206 is approximately 4 miles away and Route 22 is approximately 7 miles away.

Ski resorts, the New Jersey shore, Newark Airport, and NYC are easily accessible from this community as are the Bridgewater Mall, Short Hills Mall, Restaurants and many grocery stores. Basking Ridge boasts many town and county parks.



BAXTER II

1 BEDROOM 1 BATH

Basement storage and garage included

Floor plan is for illustration 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 omissions.

Multiple Listing Spec Sheet

Somerset* Bernards Twp.* (2702)

257 Potomac Dr*

List Price: \$225,000

Residential Client Full Report



MLS#:	3318485	Section:	Spring Ridge
Status:	A	ZN:	
Rms:	4	GRS:	
Bdrm:	1	MSJR:	W ANNIN
FB:	1	HS:	RIDGE
HB:	0	Acres:	*
ZIP:	07920-3163*	LtSz:	0
RZIP:	07920	SqFt:	
Block:	8701*	CLR:	Cream
Lot:	220*	CL:	Yes
Unit #:		GSMLS.com:	Yes
Floor #:		YB/Desc/Ren:	1989 / Approximate /
Bldg #:		PSubType:	Condo/Coop/Townhouse
FHA55+:	No	Style:	One Floor Unit, Townhouse-Interior
Pets:	Restrictions		

LP:	\$225,000
OLP:	\$225,000
SP:	
LD:	06/28/2016
UCD:	
CD:	
ADM:	1
DOM:	1
SDA:	Yes

Directions: King George to Spring Valley to Left onto Potomac or Valley to Acken to left Spring Valley to left Potomac

Remarks: Sunny first floor Baxter II model with really pretty views. Living room boasts fireplace, slider to deck. Large eat in kitchen, formal dining room, and generously sized master. Basement storage. All this plus garage make this perfectly situated home ideal -- don't miss this great opportunity to call this lovely unit home! One year AHS Home Warranty.

INTERIOR

Applncs: Dishwasher, Disposal, Dryer, Self Cleaning Oven, Refrigerator, Range/Oven-Electric, Washer
 Bsmnt: Yes / Unfinished
 Dine: Formal Dining Room
 Exclu: Dining room chandelier
 FirePl: 1 / Living Room
 Floor: Carpeting, Ceramic Tile

Handicap Modified: No
 IntFeat: Fire Extinguisher, Smoke Detector, Tub Shower
 Kitch: Eat-In Kitchen
 MstBath: Tub Shower
 In-law Suite: No/

EXTERIOR / OTHER FEATURES

Amnt: Club House, Playground, Pool-Outdoor, Tennis Courts
 Drive: 1 / Additional Parking, Driveway-Exclusive
 Exterior: Vinyl Siding
 ExtFeat: Deck

Garage: 1 / Built-In Garage, Detached Garage
 Pool: Yes/Association Pool
 Roof: Composition Shingle

ROOM DIMENSIONS

LivRm: 19x11 / First DinRm: 13x10 / First Kitch: 12x10 / First
 Mstr: 22x11 / First
 LevelB: Storage Room
 Level1: 1 Bedroom, Bath Main, Dining Room, Kitchen, Living Room

UTILITIES

Heat: 1 Unit, Forced Hot Air Sewer: Public Sewer
 Cool: 1 Unit, Central Air Utilities: All Underground, Gas-Natural
 Fuel: Gas-Natural Water: Public Water
 Service: Cable TV Available, Garbage Included WtrHt: Gas

FINANCIAL INFORMATION / TAX INFORMATION

Taxes: \$3,841 / 2015	TaxRt: 1.916 / 2015	BldAsmt: \$79,600	LndAsmt: \$123,000	TotAsmt: \$202,600
Fee: \$312 / Monthly	AppFee: \$937	FarmAsm: No	HmWrnty: Yes	OTP: Condominium
Other: \$ / One Time	Easement: Unknown /			

FeeIncd: Maintenance-Common Area, Maintenance-Exterior, Snow Removal, Trash Collection

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

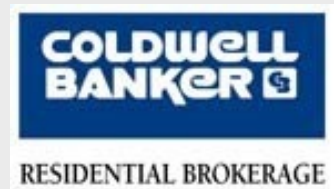
MARIE YOUNG

257 Potomac Drive

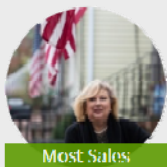
I am proud to be the listing agent for this home. It is a truly beautiful home . Please visit this home's website for more details and an ecopy of this brochure.



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) 521-1849
★★★★★
20 total reviews (14 local)

Most Sales



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