



*46 Woods End
Tradition, Style, Warmth*

Welcome to
46 Woods End
Basking Ridge, NJ 07920
www.46woodsends.com

46 Woods End

- × 46 Woods End is a hidden gem nestled amongst mature trees on a lovely street adjoining the Prince Edward Pointe neighborhood. The location provides easy access to the town's renowned, nationally ranked schools, parks, transportation and highways.
- × 3BR, 3 Full Baths, 2 Car Attached Garage
Ranch Style Home .94 Acre
- × Natural Gas and Central Air
- × Wood Burning Fireplace
- × Public Water, Public Sewer
- × Price Upon Request
- × 1 Year AHS Home Warranty Shield Essential



46 Woods End

- × **Living Room 24 x 21** : The spacious Living Room is flooded with light that streams through three large, floor-to-ceiling windows overlooking the private rear patio and garden. Hardwood oak floors add warmth. The Living Room leads into the formal Dining Room, Hall, and Kitchen. There is a discrete full bath off of the Hall.



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- × **Dining Room 25 x 14:** The Dining Room is the perfect setting for more formal gatherings and features hardwood cherry floors, a chair rail and crown molding. Two large sliding doors bring the garden into view and provide wonderful lighting. The layout of the Living, Dining and Family rooms is perfect for entertaining.



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- ✦ **Kitchen 23 x 13:** The thoughtfully designed, custom Kitchen with center island/breakfast bar and dining area is spectacular and the gracious heart of the home. Enjoy creating gourmet meals using the stainless steel KitchenAid gas cooktop and powerful Zephyr overhead fan. The other appliances – the built-in double door refrigerator, dishwasher and double ovens – are stainless steel by KitchenAid. UltraCraft off-white maple cabinets provide plenty of storage and are highlighted by on-trend granite countertops and color coordinated tile backsplash. Other features include stainless steel Blanco kitchen and bar sinks. The breakfast area offers garden views through the box bay window.



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Family Room 19 x 15: Bright and welcoming, the spacious Family Room is anchored by a fireplace with a floor-to-ceiling brick surround, cherry hardwood floors, and built-in bookcases. Double sliding windows lead to a lovely screened-in porch. Two large windows flank the fireplace and a skylight ensures that this room is always filled with light and warmth.



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- ✦ **Master Bedroom Suite - 16 x 15:** The master suite is a quiet oasis of calm after a hectic day. The spacious main room is artfully designed to maximize wall space and offers easy access to the garden through two sliding doors. The sitting room features custom, built-in bookcases.



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- × **Master Bedroom En-Suite Bath:** The Master Bath features Imperial White granite countertops, a walk-in shower and Dressing Room with two large double closets.



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- × Two additional bedrooms, plus guest bath complete the bedroom wing 18 x 12, 14 x 12 : Large double closets, nine-over-nine paned windows, plush carpeting and a spacious guest bath define the bedroom wing.



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- × **Finished Basement - Recreation Room 21 x 19**, This is an ideal space for an entertainment or play room. Not shown is an adjoining expansive storage space.



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- × A screened-in porch and large deck overlooks the private garden. Both are perfect for enjoying morning coffee, a barbecue with friends, or large-scale entertaining!

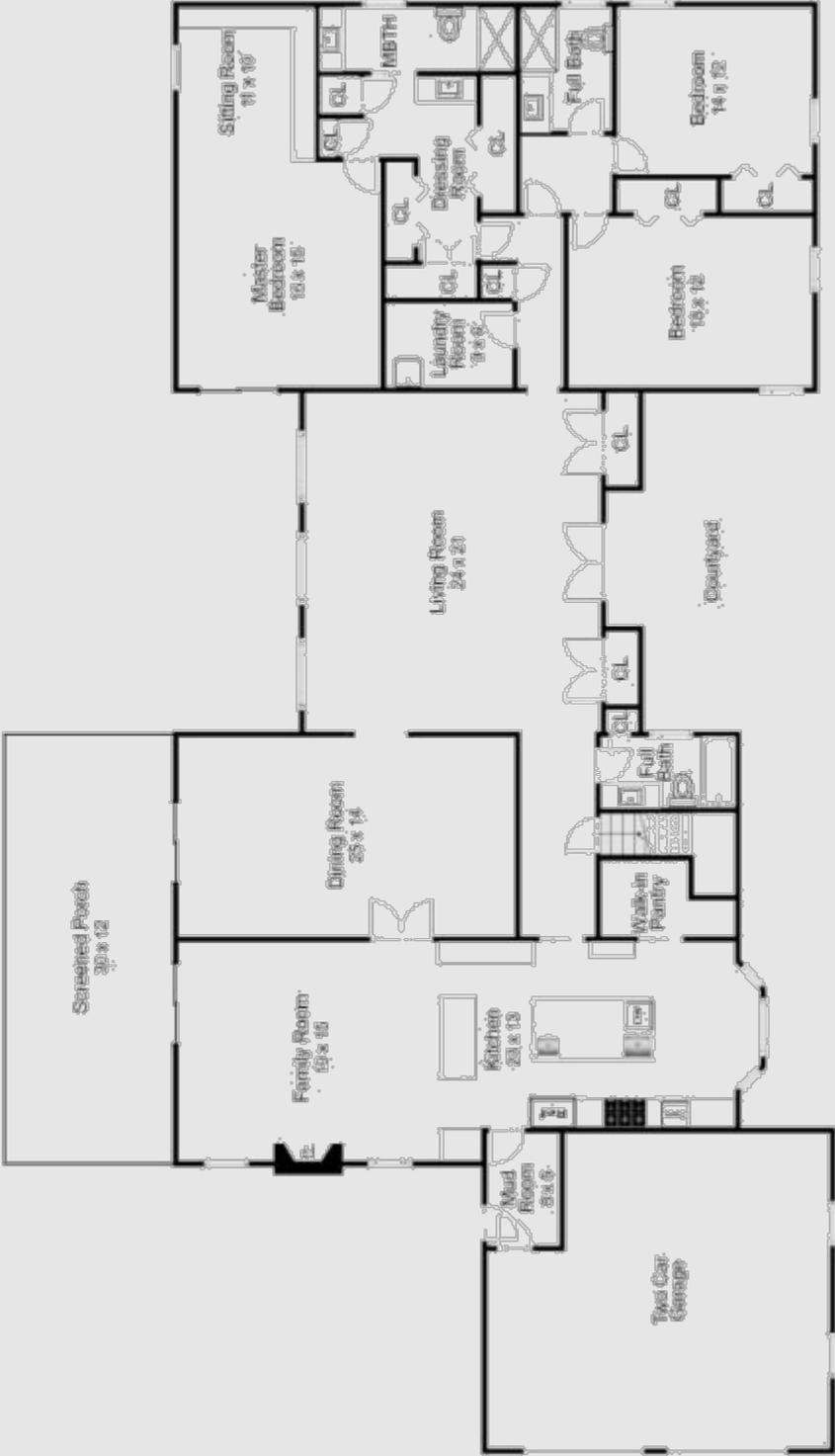


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Enjoy .94 of an acre of land, privately situated on bucolic Woods End. This home is minutes from all major highways and all that Basking Ridge offers – top ranked schools, the historic downtown, township parks, walking trails, public transportation to NYC and shopping.



Floor Plan - First Floor



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.

Multiple Listing Spec Sheet

Somerset* Bernards Twp.* (2702)

46 Woods End

List Price: \$829,000

Residential Client Full Report



4784087

MLS#: 3453763
 Status: A
 Rms: 8
 Bdrm: 3
 FB: 3
 HB: 0
 ZIP: 07920*
 RZIP: 07920
 Block: 3802*
 Lot: 23*
 Unit #:
 Floor #:
 Bldg #:
 FHA55+: No
 Pets:

Section:
 ZN:
 GRS: OAK ST
 MSJR: W ANNIN
 HS: RIDGE
 Acres: 0.94*
 LtSz: .94AC*
 SqFt:
 CLR: white
 CL: No
 GSMLS.com: Yes
 YB/Desc/Ren: 1978 / Approximate /
 PSubType: Single Family
 Style: Ranch

LP: \$829,000
 OLP: \$829,000
 SP:
 LD: 03/15/2018
 UCD:
 CD:
 ADM: 0
 DOM: 0
 SDA: Yes

Directions: Finley Ave to Lake Rd - Left onto Brook Ridge, Left onto Woods End - house on right

INTERIOR

Applcs: Carbon Monoxide Detector, Cooktop - Gas, Dishwasher, Dryer, Kitchen Exhaust Fan, Wall Oven(s) - Electric, Washer
 Bsmnt: Yes / Bilco-Style Door, Finished-Partially, Full
 Dine: Formal Dining Room
 Exclu: On file
 FirePl: 1 / Family Room
 Floor: Carpeting, Tile, Wood

IntFeat: Carbon Monoxide Detector, Fire Extinguisher, Security System, Skylight, Smoke Detector, Stall Shower, Stall Shower And Tub, Walk-In Closet
 Kitch: Center Island, Eat-In Kitchen, Separate Dining Area
 MastBr: Full Bath, Dressing Room, Sitting Room, Walk-In Closet
 MstBath: Stall Shower

EXTERIOR / OTHER FEATURES

Drive: 1/2 Car Width, Blacktop, Circular, Driveway-Exclusive
 Exterior: Vinyl Siding
 ExtFeat: Curbs, Enclosed Porch(es), Patio, Sidewalk

Garage: 2 / Attached Garage, Finished Garage, Inside Entrance
 LotDesc: Cul-De-Sac, Level Lot
 Roof: Asphalt Shingle

ROOM DIMENSIONS

LivRm: 24x21 / First DinRm: 25x14 / First Kitch: 23x13 / First FamRm: 19x15 / First
 Mstr: 16x15 / First Bed2: 18x12 / First Bed3: 14x12 / First
 Sitting Room: 11x10/First Screened Patio/Porch: 30x12/First Rec Room: 21x19/Basement

LevelB: Rec Room
 Level1: 3 Bedrooms, Bath Main, Bath(s) Other, Breakfast Room, Dining Room, Family Room, Garage Entrance, Kitchen, Laundry Room, Living Room, Pantry, Screened Patio/Porch, Sitting Room

UTILITIES

Heat: 1 Unit, Baseboard - Hotwater
 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: \$15,287 / 2017 TaxRt: 1.989 / 2017 BldAsmt: \$353,200 LndAsmt: \$415,400 TotAsmt: \$768,600
 Fee: \$ / AppFee: \$ FarmAsmt: HnlWrnty: Yes OTP: Fee Simple
 Other: \$ / Easement: Yes / Algonquin Gas

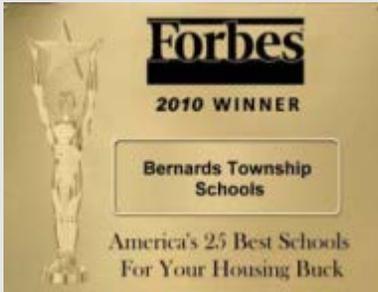
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Info. deemed RELIABLE but not GUARANTEED - ALL Room Sizes are Approx.

MARIE YOUNG

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](#)



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.

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 supports 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.



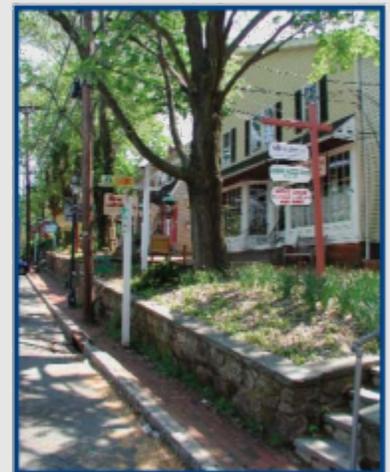
Postcard Perfect Downtown Basking Ridge



Mid-Town Direct Train Service from the Basking Ridge Station

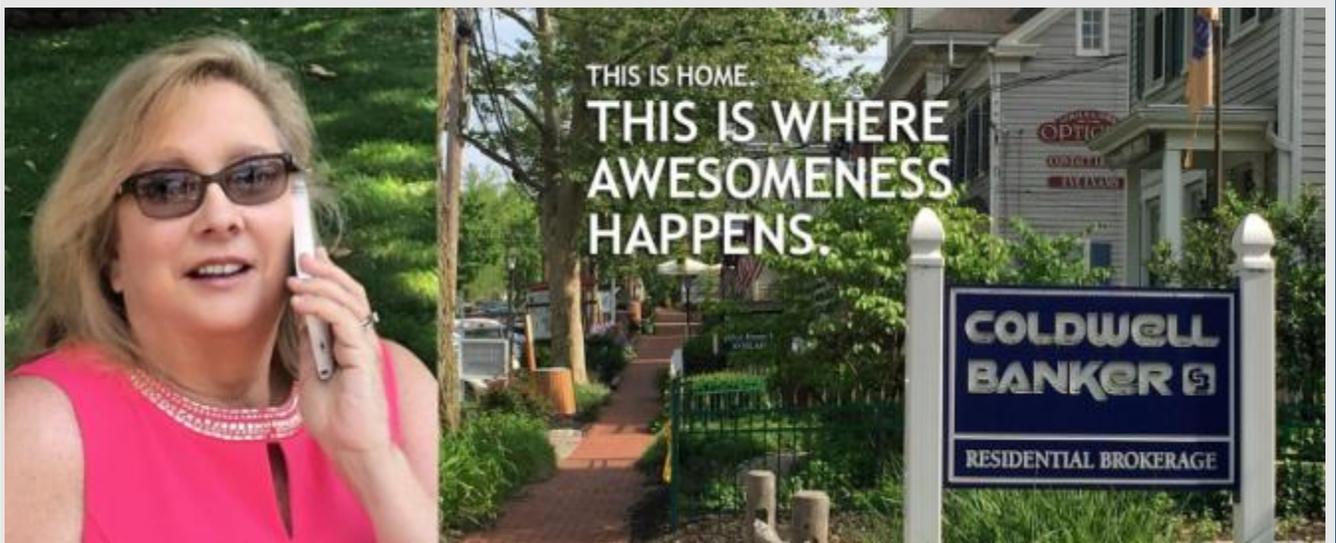
named because it was the path trod through the country from Jockey Hollow to the Vealtown Tavern in Bernardsville by American troops.

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.



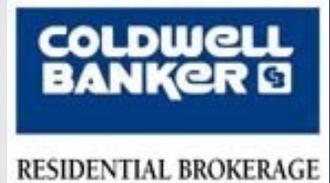
Basking Ridge's Quaint Downtown

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 40 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 100 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 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, 2016



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



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