

- Price Upon Request
- 4BR, 3.1 Baths, Townhome End Unit, .16 Acres Central Air, Forced Hot Air Heating
- Public Water and Sewer
- Location: 4 Austin Drive is a stunning end unit townhome located on the sunny side of the sought-after Hills subdivision known as Amherst Mews. It is centrally located to the best the Hills and Basking Ridge have to offer, and has a tranquil location with both a patio and a deck that back up to a wooded area.
- **Exterior:** Brimming with curb appeal, this townhome features an architectural design that boasts balance and harmony. With two-car garage, lovely landscaping, and a perfect setback, 4 Austin Drive is the ideal place to call home.
- The home boasts a beautifully upgraded kitchen with stainless steel appliances, granite countertops and pendant lighting. The finished walkout basement with full bedroom, bath, recreation / living room and kitchenette is indeed an added and appreciated extra.



- **Foyer** A two-story foyer with stylish chandelier greets you as you enter this stunning home. Volume ceilings, an open floor plan, hardwood flooring, and sun-drenched rooms signal an air of friendly sophistication that continues throughout!
- Formal Dining Room: 15 X 12: Enjoy gatherings and celebrations in the richly appointed formal dining room with columned entrance. Beautiful millwork includes crown molding, wainscoting, and hardwood flooring. Five windows provide sunlight and bring the best of nature right into this inviting room!









Family Room: 23 X 18: The two-story family room with gas fireplace and double window height is perfect for entertaining as it adjoins the breakfast room, kitchen, and dining room. The stylish yet inviting flair also makes this room a wonderful respite from a hectic day, whether curling up by the fireplace with a good book, or enjoying the best of nature from this room's beautiful vistas.



- Kitchen 14 X 13: The renovated kitchen opens up to the family room. Boasting stainless steel appliances, white 42 inch cabinetry, granite countertops, and a center island with storage, plus overhead pendant lighting, the kitchen creates the perfect setting for cozy meals or dining on the run. Intimate gatherings are simplified with an open floor plan to the family room and breakfast room, where one can enjoy the warm glow of the gas fireplace.
- Breakfast Room 14 X 10: From the breakfast room, step out to the deck and enjoy nature at its best, with privacy and tranquility. A spiral staircase leads to your private bluestone patio where a walkout basement awaits. You will feel as if you are on vacation!
- A powder room and laundry are also on the first level of this home.













Master Bedroom Suite - 18 X 14: The second level master bedroom is an oasis, appointed with tray ceiling, plus ceiling fan and bay window sitting area. Ample closet space, and a bath en suite with separate shower, soaking tub, two separate vanities, and privacy commode are tastefully decorated in soothing tones and are a testament to this home's incredible design. The view is spectacular as well as private!





Two additional upstairs bedrooms plus guest bath 18 X 15, 10 X 12: Two generously-sized bedrooms offer great closet space, and lots of light. The guest bath features a double vanity. The fourth bedroom and additional are in the basement and shown on the next page.

Loft 10 X 12: Enjoy amazing views from the loft. This space has so many purposes, as an office, reading room, exercise space, and much more. It is perfectly situated to accommodate any purpose!







Finished Walk Out Basement – The Suite: The lower level brings a whole new dimension to this wonderful home. With full bedroom and bath, kitchenette, large living space, many windows, and a French door to the bluestone patio, the basement is a true third level of living space. Shown below is the fourth bedroom, third full bath, and kitchenette – note – stove not permitted.







Finished Walk Out Basement: In addition to the suite on this level, there is a spacious recreation room that can be used as one large room, and is also brilliantly configured to be able to section off t into several cozy areas. The windows bring in lots of light. Enter the bluestone patio where woods provide the backdrop, and enjoy a spiral staircase up to the main level. This is truly an amazing space that has been so thoughtfully planned!

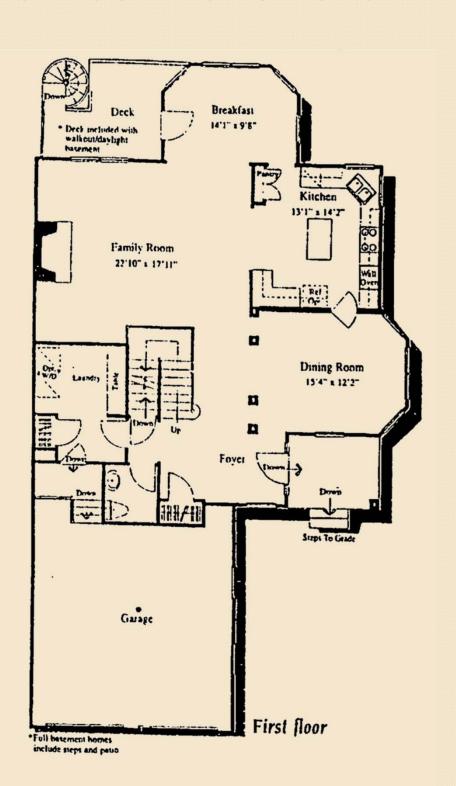






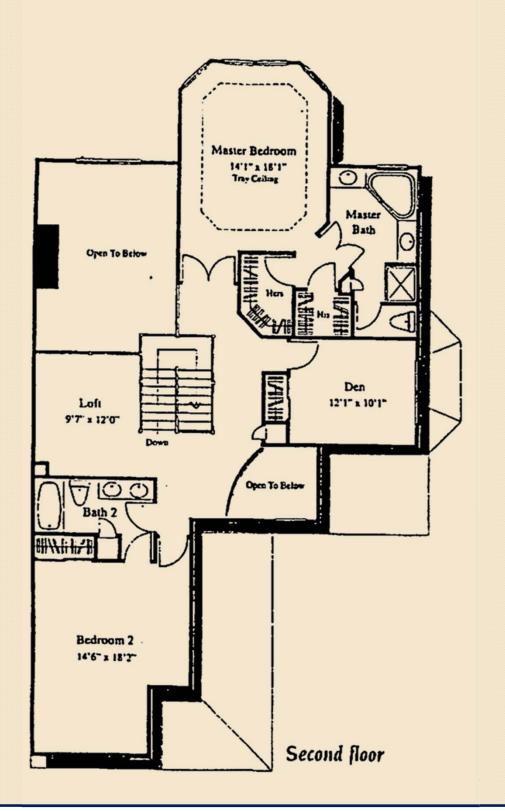
GENERIC Floor Plans Level 1

For illustrative purposes only. Actual measurements may vary and items shown may not be available in this home.



Generic Floor Plans Level 2

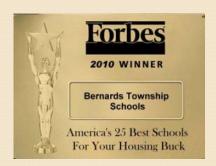
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4 Austin Drive GSMLS Listing



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



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.

Exterior / Yard: The main floor and deck have proven to be wonderful for hosting social events, enjoying dinners on the deck, and even more importantly, enjoying four seasons of beautiful views in the surrounding wooded area. The added basement space complete with kitchenette and patio adds space for large gatherings or private moments with mature trees surrounding the back of the property. Add to this the proximity of Hills amenities, shopping, elementary school, walking trails, community pool, clubhouse and gym, tennis court, and more, and you will feel as if you are on an endless vacation.



















Just a few of the resort-like amenities you will enjoy as a Hills resident!

Not shown is the brand new health club launched this past summer!

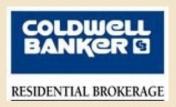
I am proud to be the listing agent for 4 Austin Drive. It is a truly beautiful home in one of the most sought after locations in Basking Ridge, The Hills, Amherst Mews.



For an appointment, call:

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"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



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







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