

Custom Two Story Colonial

With Three-Car Garage Under and Full Basement

On **2.2 Acre Lot** with City Water & Sewer



3,900+ Square Feet of Living Space
16 Bennett Court, Marlboro

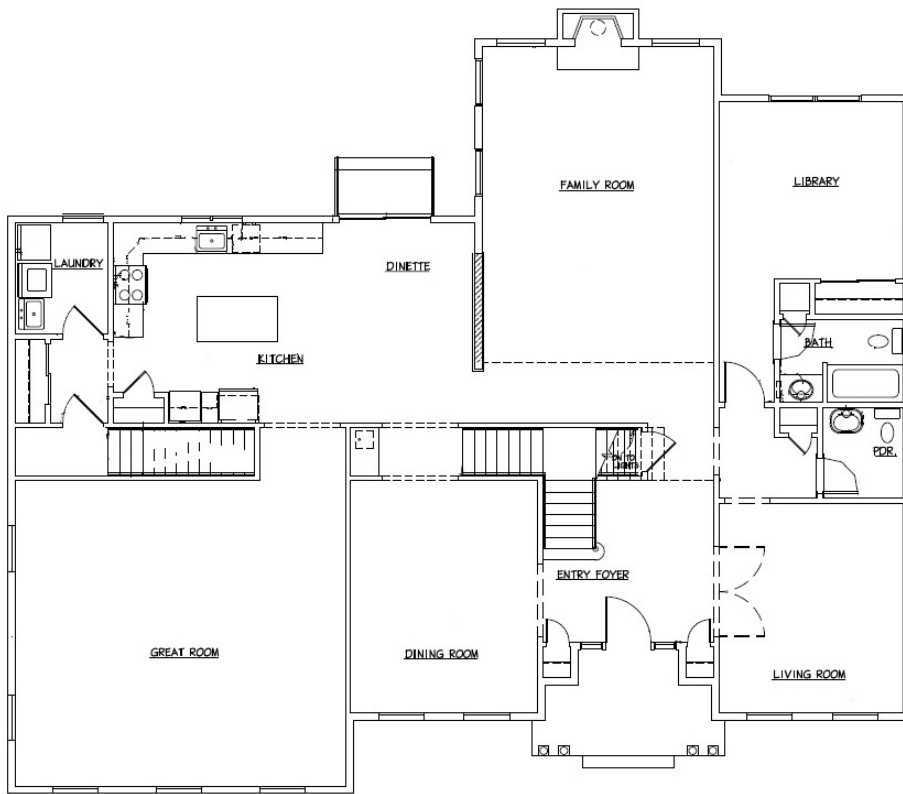
Loaded with Quality Features

- Stucco/Stone Front
- Nine Foot Ceilings On First Floor
- Walkout Basement (Unfinished)
With Nine Foot Walls and Full
Insulation
- Two Story Family Room With Gas
Fireplace & Custom Window Wall
- Gourmet Island Kitchen With 42"
Maple Cabinets
- Stainless Steel Appliances
- Granite Kitchen Counter Tops
- Two Zone High Efficiency Heat
and AC
- Ceramic Tile Baths With Kohler
Fixtures
- Recessed Lighting
- Hardwood Floors On First Floor
and Second Floor Hall
- Custom Wood Trim Package

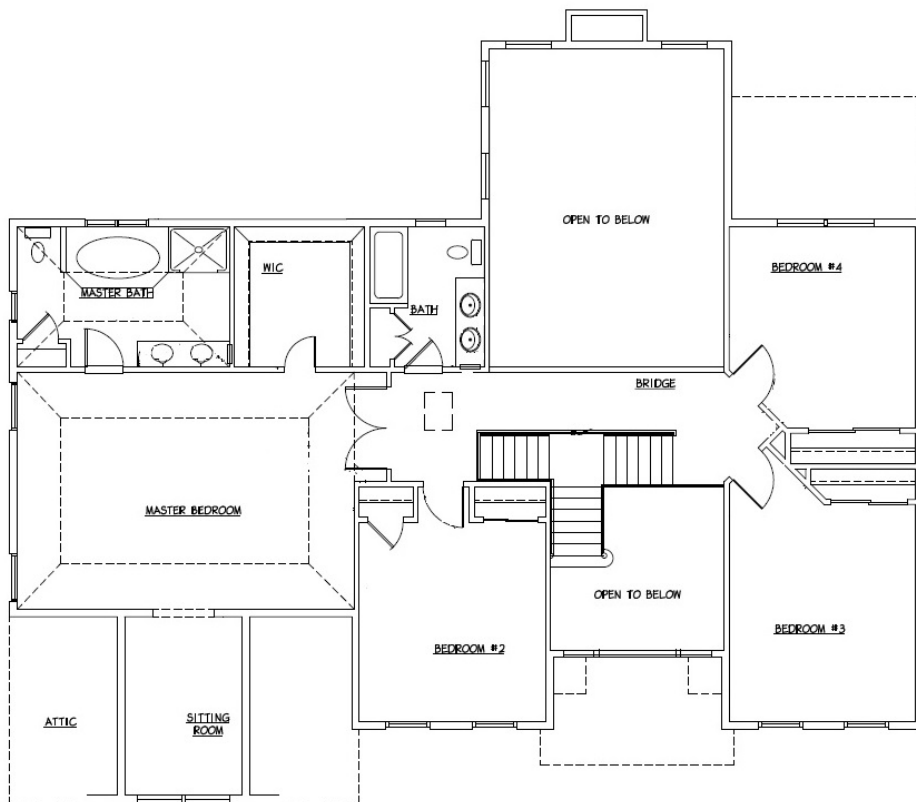
Preconstruction Price of \$979,000

Contact Ryan Voerg at 732-536-5400





FIRST FLOOR



SECOND FLOOR

The Outstanding Premier Features of Your New Home

SUNCREST COMMITMENT TO QUALITY:

A great deal of thought and care has gone into the design of each home and the selection of every amenity and finish for Suncrest Builders' homes, from the entrance to the many unseen features that can only be appreciated once you are a resident. Each detail contributes to the master plan; this plan is what we believe to be your vision of the ideal home. Turning your dream into reality is a responsibility Suncrest Builders takes very seriously. It is evident in the many high quality features incorporated into every home we build.

Standard Features Outside Your Home:

- 2.2 acre home site!
- Architect dramatic elevations and designs
- Attached three-car side load garage under
- Maintenance free vinyl siding – Choice of colors
- Stucco/Stone at front elevation
- GAF asphalt 25 year dimensional roofing shingles
- Dental molding on front elevation
- Thermal insulated entry door with satin kick plate
- Asphalt driveway • Brushed concrete front walk to driveway
- Frost free hose bibs on left and right side
- Weatherproof front and rear electrical outlets
- Aluminum leaders and gutters

Standard Features Inside Your Home:

- Nine foot high first floor ceiling
- Two story entry foyer
- Hardwood entire first floor
- Hardwood 2nd floor hall
- Ceramic tile flooring in all full baths
- Crown molding in living, dining room and foyer
- Chair rail in dining room • Solid oak interior rails (main stair)
- Classique raised two panel interior doors
- Dramatic volume or two story ceilings (where shown)
- Palladium and high glass windows (where shown)
- Formal living room
- Elegant dining room
- Spacious family room • Dinette
- Three and one-half baths
- 1st Floor Guest Suite
- 1st Floor Great Room over garage
- 36" Gas burning fireplace in family room
- Energy efficient vinyl windows with low-E glass
- Windows include screens, grills, wood jams and interior wood trim.
- Luxurious master suite with private retreat (where shown)
- Separate laundry room with washer and gas dryer hook-ups
- Wall to wall carpet in all bedrooms
- Abundant closet space with vented shelving
- Linen Closets (where shown)
- Pre wire for cable TV • Electric door chimes
- Recessed lights where shown

Disclaimer: the above features are subject to substitution at the builder's discretion to equal or greater quality features, as determined by the builder in its sole discretion.

Deluxe Kitchen Features:

- Deluxe wood cabinetry with 42" upper cabinets
- Granite counter tops with large single bowl under counter Stainless steel sink
- Kohler® gooseneck faucet with pull down spray
- GE® wall oven/convection combo
- GE® gas cooktop
- GE® over the range hood
- GE® multi-cycle dishwasher
- GE® batchfeed ¾ horsepower garbage disposal
- Ice maker line
- Pantry closet with ventilated shelving (where shown)

Luxurious Bathroom Features:

- Elegant master bath with ceramic tile tub deck and Kohler® Soaking tub, separate glass-enclosed ceramic tile shower with shelf and his/her vanity sinks
- First floor powder room with pedestal sink and Kohler® 8" spread faucet and beveled oval mirror
- Deluxe wood cabinetry with cultured marble countertops and Kohler® single lever faucet
- Kohler® Sterling elongated toilets
- Full width custom vanity mirror with recessed medicine cabinets (where shown)
- Ceramic tile tub and shower surrounds

Quality Construction Features:

- Poured concrete full basement • Silent flooring system
- PEX (Crosslink Polyethylene) water lines
- Copper wiring • 200 AMP service • Ground Fault interrupters (GFI)
- Carbon monoxide detector/smoke detector on each level and smoke detector in all bedrooms
- Sheetrock walls in garage
- Tyvek house wrap

Energy and Conservation Features:

- 50 gallon gas fired energy efficient hot water heater
- Day-night programmable thermostat
- R-38 attic insulation • R-13 wall insulation
- 2 zone energy efficient heating and air conditioning
- High efficiency 90% gas heating
- High efficiency 13 SEER central air conditioning system

Utilities:

- Municipal water and sewer • Underground utilities
- New Jersey Natural Gas • Jersey Central Power and Light

Warranties:

- 2-10 Home Buyers Warranty

Home Personalization:

Call now to discuss the many additional options and features available to customize your new home.

Components and materials may be substituted for those of similar quality depending upon supply availability

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Marlboro, NJ

