

NeighborHomes

ON THE MARKET

New construction pays tribute to true craftsmanship

Old world sophistication balances today's sensibilities to create this Mountain Lakes masterpiece with a strong sense of antiquity and splendor.

This Ball Road reproduction appears authentic and gives the illusion of homes built circa early 1900. This deceiving charm and history mask the convenience and minimal upkeep the home offers. Visions of the British countryside and true craftsmanship from yesteryear are projected, yet the new systems from the 21st century and the design conducive to today's lifestyle are available.

The detail, angles, arched doorways, carved mantles and interesting design throughout support this claim. Surely, to build this property today the cost would be unimaginable. This home is a tribute to true craftsmanship, so hard to find in new construction.

The spirit throughout the home is formal, yet there is a welcoming feel and plenty of casual living space. Stepping through the front door, it is clearly evident that this is a special home. The soaring ceiling and sweeping staircase plus

views into the living and dining rooms announce the grandeur within this 6,000-plus square foot home. The living and dining rooms that flank the foyer have custom oak wainscoting, beamed ceilings and crown molding. There are oversized windows with transoms flooding light into the rooms. The stunning focal point of the living room is the spectacular carved oak mantle with Greek Ionic style pillars flanking the custom marble surround.

Beyond the living room through solid oak pocket doors, the hexagonal shaped library provides built-in shelving and is plumbed for a wet bar if desired. The delightful ceiling in this room contains a spectacular sun burst design. Just off the dining room, the kitchen includes ample cabinetry and beautiful granite countertops. A handy center island and breakfast bar offers additional counter space. The adjacent, and charming, breakfast room with

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PHOTO COURTESY OF VIRGINIA CASSIDY

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BALL ROAD

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built-in server overlooks the side patio and the back deck. A whimsical, oak, spiral staircase accessed from this room leads to an open hallway overlooking the breakfast room and the second level great room. A wonderful entertainment space, the airy great room has six windows including a Palladian style window offering seasonal lake views.

The second level of this home is accessed from the majestic front staircase or the spiral stairs. The spacious, open hallway lit by the chandelier, overlooks the first floor and includes an arched entrance to one of the bedrooms and the great room. A luxurious haven, the master suite, is at the far end of the hall. This space includes a roomy bedroom with carved marble gas fireplace, a dressing room and full bath. Highlights in this area include architectural arched doorways, curved hallways, four closets and seasonal lake views.

The luxurious bath offers a Jacuzzi tub and custom marble tiling, shelving and shower surround. There are three additional bedrooms on the second level plus another full bath.

Resembling a luxury apartment,

the third level offers two more spacious mirror image bedrooms with large Palladian style windows and custom window seats. A full bath with sunny skylight services both bedrooms.

A charming den sits between the two bedrooms and offers the perfect gathering place.

The full finished basement offers an expansive recreation room and two large finished storage rooms. Additional space in this home includes a two car garage with additional storage.

Ideally located on one of the most popular streets in the sought after town of Mountain Lakes, this home is within walking distance to all three award winning town schools. The main lake is one street behind the home with the Midvale Dock offering easy access to the lake.

This home is listed with Virginia "Ginny" Cassidy, luxury home marketing specialist at Re/Max Superior Homes in Mountain Lakes. The asking price is \$1,249,000. For more photos and information, visit www.101BallRoad.com.

True quality, great location, modern conveniences, attractively priced, this home is the perfect lifestyle choice and a home that will delight and enchant for years to come.



Re-creation of a vintage American Four-Square home in Mountain Lakes

Home in Mountain Lakes fulfills 'splendid promise'

The Splendid Promise, a greeting written by the board of the Mountain Lakes Association on August 3, 1912, is a message incorporated in the corner-stone of the Mountain Lakes Railroad Station.

"This promise of an early planned community dedicated to the family and those sharing a common philosophy, lives on as a blueprint for today," said states John Steen, chairman of the landmarks committee. Mountain Lakes is cited in the National Literature for Urban Planning for "design, its sense of place, and its uniformity."

In 1911, builder Herbert J. Hapgood had a vision of a family community with homes designed after the solid, family oriented American Four-Square style. Overlooking clear lakes, the elegant roomy houses would be nested on winding roads lined with rustic stone walls where families could enjoy the outdoors together.

And now Arpad Prestige Home Enterprises and architect Robert B. Heintz present the Hapgood Revival Manor House circa: 1988

— a home built to exacting standards with the highest quality materials and attention to detail.

"In the tradition of the original Hapgood, this house features leaded transom windows, wood paneled wainscots, stained diagonal hardwood floors with inlay borders, custom oak moldings and decorative beamed ceilings. On entering the double leaded glass doors, a visitor finds himself propelled back in time to a period of elegance. The soaring two-story grand foyer is dominated by a four-foot beveled glass chandelier. The solid oak stairway and arched doorways extend a warm welcome to all who enter.

Pass through the entry foyer into the formal living room featuring a classic period fireplace with carved woodwork and antique marble. Dominating the far living room wall are oversized oak paneled pocket doors that open into an octagonal shaped library with built-in wine cooler and wet bar. The first floor includes a beamed ceiling dining room, with period

crystal chandelier and wall sconces; a spacious, fully equipped gourmet kitchen and breakfast area; a marbled powder room with pedestal sink; a two-car garage, and an oak spiral stairway leading to the second floor bridge. The second floor balcony encircles the entry foyer below. This floor features the master suite, with a classic French fireplace, marbled bath with whirlpool, and sitting room.

There are three additional large bedrooms, two with walk-in closets, and a large main floor bath. The great room, located away from the sleeping area is entered by way of a connecting bridge and boasts a 1½ story ceiling with a custom half round window. The third floor includes two oversized bedrooms, each with a window seat and half round windows, a large study/media/recreation room and a bath with skylight.

The Splendid Promise of long ago is again fulfilled in the Hapgood Revival Manor. This home has 4,800 square feet of living space, and is priced at \$950,000.