



95 BEVERLY ROAD
MONTCLAIR, NEW JERSEY



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Located on a quiet street in the heart of Montclair, 95 Beverly Road is a fully renovated 6-bedroom, 3 full and 1 half bath Craftsman style home set on magnificent, park-like property. Architectural details abound including original restored chestnut woodwork, leaded glass windows, archways, bay windows and a gorgeous staircase. The first level features an elegant dining room, living room with adjoining sunroom, renovated kitchen, center island with bar seating, quartersawn oak cabinetry, Pietra Cardosa stone counters, beadboard ceiling and high-end stainless-steel appliances. There is also a renovated half bath and mudroom with direct yard access.





C H A R M I N G & C L A S S I C

Upstairs, the second and third levels feature 6 spacious bedrooms, 3 fully renovated baths and a useful home office. The primary suite is a true zen retreat and features a custom fitted walk-in closet and a spa like bath with marble vanity and tile floor. The other bedrooms offer tons of space for visiting friends and family.

Outside, the expansive, fully fenced property features a new bluestone patio, 2-car garage with attached shed, beautiful open lawns for outdoor play and professionally landscaped flower and shrubbery beds. Locate just steps away from Watchung Plaza and Upper Montclair with shops, restaurants, artisanal coffee houses and the train or bus to NYC, 95 Beverly Road is the ideal home in the best location!



HIGHLIGHTS

OVERVIEW

- 6-bedroom Craftsman style home built in 1900 and extensively renovated through the years by the current owners
- 3 full bathrooms, 1 half bathroom
- .32 acres of professionally landscaped property with new bluestone patio
- Premier location; walk to Watchung Plaza and Upper Montclair shops, restaurants, coffee houses and direct train or bus for an easy commute to NYC

FIRST LEVEL:

- Charming screen porch entry
- Foyer with original restored chestnut molding and gracious staircase to second level
- Living room with bay window, fireplace, recessed lighting; painted 2021
- Sunroom directly off living room; painted 2021
- Dining room with leaded glass bay window, recessed lighting, built-in china cabinet with leaded glass doors; painted 2021
- Eat-in kitchen fully renovated in 2005; Crown Point of New Hampshire quartersawn oak cabinetry with inset doors, center island with bar seating, Pietra Cardosa stone countertops, pantry with pull-out drawers, Forbo marmoleum floor, under cabinet lighting, stainless steel appliances, new range 2016, new dishwasher 2017, new refrigerator 2020, wainscoted ceiling, separate eating area with built-in desk; painted 2021
- Mudroom with cubbies and bench with access to rear yard
- Powder room with pocket door and pedestal sink

SECOND LEVEL

- Primary bedroom with recessed lighting, ceiling fan, enlarged walk-in closet designed by Contemporary Closets
- Primary bath completely renovated in 2017 with custom vanity and oversized shower with teak bench
- Bedroom two with custom fitted closet, recessed lighting; painted 2021
- Bedroom three with recessed lighting, ceiling fan; painted 2021
- Bedroom four currently an exercise room; custom fitted closet; recessed lighting, painted 2021
- Hall bath fully renovated, shower over tub, marble top vanity, Ann Sacks tile throughout
- Linen closet in hallway



THIRD LEVEL

- Bedroom five painted 2021
- Bedroom 6 with recessed lighting, new storm window inserts; painted 2021
- Office with new storm window inserts; painted 2022
- Full bath complete renovation 2018

BASEMENT

- Laundry room, recreation room, workshop, utility and storage room
- Windows (6) replaced 2018

EXTERIOR

- .32 acres; fully fenced with wooden gate across driveway - 2018 (Artistic Fence)
- New bluestone patio 2021
- Extensive relandscaping of front and rear property; open lawns and parklike flower and shrubbery beds
- Driveway repaved 2013 and Belgian block added 2017
- Underground sprinklers with digital remote system 2020 (Morris Bergen Irrigation)
- Wooden garbage shed
- Newly rebuilt front steps with wrought iron handrail
- 2-car detached garage with new electric door openers (Door to Door Garage Doors) and attached storage/garden shed

MECHANICALS AND INCIDENTALS

- 2-zone high velocity central air-conditioning; units replaced 2016, returns added 2011
- ADT alarm system with motion detectors and smoke alarms
- New Peerless boiler July 2019
- New 75-gallon hot water heater 2017
- Nest thermostat
- Ring doorbells
- Upgraded 200-amp electric service; panel replaced July 2013
- Portable generator hookup with transfer switch in basement
- French drains and sump pump in basement 2011
- Underground storage tank removed August 2013 – AIM Tank Services
- Above ground 240-gallon oil tank in basement installed August 2013
- Knob and tube wiring removed 2014 (Watts-Up Electric)