

55 Palmer Sq W C RES STL Flt 3+Story Colonial 0 1/0 **Price** \$200,000



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|---|---|---------------------------|--------------------------|
| MLS #: 5403995 | Gar: N | Park: StreetParkng | StDt: 03/13/2009 |
| MLS Area: 21109 Princeton Boro | FamRm: N | Firepl: 1 Brick | Age: 999 |
| City/Zip: Princeton/08542-3732 | Kitchen: Full,CookTop,BltInRng,Blt ... | | Int Sq Ft: |
| Sb/Nb: Palmer Square | Bsmt: Full | | Taxes: \$2,818 |
| SchD: Princeton Regional | Wt/Sw: PublicWater / PublicSewer | | Assn: Condo |
| Ac/Lot: 0.00 / 0x0 | Heat: Gas,Steam | C/A: N | Assn\$: \$250 / M |
| Tax ID # 09-00020 07-00055 03-C55C | SoldCn: | | DOM: 104 |

Public Remarks: What a premium location! A studio condo unit at the center of historic district of greater princeton;street view of Beautiful Palmer Square.Right across from Princeton University. Enjoy all convinience of downtown Princeton.Serene courtyard accessible only to Palmer Square West residents. Laundry facilities and additional storage unit located in the basement. Great investment opportunity as well.New painting through the whole unit.

Dir: **Map:**

56 Patton Ave RES STL TwN 2-Story OtherStyle 4 2/0 **Price** \$525,000



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|---------------------------------------|---|---------------------------|-------------------------|
| MLS #: 5461014 | Gar: N | Park: 2-CarParking | StDt: 03/30/2009 |
| MLS Area: 21109 Princeton Boro | FamRm: N | Firepl: 1 Stone | Age: 97 |
| City/Zip: Princeton/08540-5252 | Kitchen: Eat-In,DblSink,Gas | | Int Sq Ft: 1,900 |
| Sb/Nb: Riverside | Bsmt: Full,Unfinshd | | Taxes: \$15,670 |
| SchD: Princeton Regional | Wt/Sw: PublicWater / PublicSewer | | Assn: Condo HOA |
| Ac/Lot: 0.13 / 50X116 | Heat: Gas,HotAir | C/A: Y | Assn\$: \$1 / Q |
| Tax ID # 09-00052 01-00050 | SoldCn: 18,000 | | DOM: 47 |

Public Remarks: Beautifully restored, classic Princeton duplex/condo on great, quiet Boro street. Gated access to Harrison Street Park.(Adjoining unit # 54 also available) Short walk to town and schools. Entire house has been carefully restored. Move right into this best in-town location, just two blocks off campus, two blocks off Nassau. Built by Princeton stone-mason in 1912. Features masonry construction, hardwood floors, hand-crafted fireplace, formal dining room with spacious, renovated eat-in kitchen with beautiful park views. 3rd floor/attic fully finished as Master bedroom suite, office or family room, with bath. 2nd floor: Master bdrm w/walk-in closet and renovated bath. Recently converted to two (2) Condominium units, 2009 reassessment with change taxes to ~ 8K per unit (per Borough). Taxes and common-property maintenance costs are anticipated Condo Association fees...TBD. Perfect location. Consider purchase of adjoining 54 Patton Ave as potential rental income, investment property.

Dir: 56 Patton is 2 blocks South of Nassau St., between Harrison St and Princeton Ave. **Map:**

70 Valley Rd RES STL Sng 1-Story Ranch , Traditional 3 1/0 **Price** \$370,000



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|---------------------------------------|---|---------------------------|-------------------------|
| MLS #: 5470121 | Gar: Y | Park: 3+CarParking | StDt: 03/26/2009 |
| MLS Area: 21110 Princeton Twp | FamRm: N | Firepl: 0 | Age: 52 |
| City/Zip: Princeton/08540-3452 | Kitchen: Full,Gas | | Int Sq Ft: 1,350 |
| Sb/Nb: None Available | Bsmt: CrawlSp | | Taxes: \$6,059 |
| SchD: Princeton Regional | Wt/Sw: PublicWater / PublicSewer | | Assn: |
| Ac/Lot: 0.26 / 00x00 | Heat: Oil | C/A: Y | Assn\$: |
| Tax ID # 10-07001-00027 | SoldCn: | | DOM: 3 |

Public Remarks: Centrally located in the heart of Princeton TWP this lovely 3-Bedroom 1-Bathroom Ranch style home as an attached garage, fresh paint throughout, new carpets, remodeled bathroom, crown molding, chair rails. It's bright and airy galley kitchen has new tile floors and tiled backsplash with ample cabinets. The utility room is conveniently located next to the kitchen. Off the kitchen leads you to a large yard and extended wooden deck to enjoy the backyard. This home offers Central A/C, oil forced heating. New water heater, siding, leaf guard system on gutters. The sliding patio door off the living room also leads to the rear deck. Flagstone pathway on the side of the house leads you to a fenced rear yard. This home also features a front patio entrance. This home is close to the schools, shopping, a great commute location, and is easy to get to the community pool, tennis and basketball courts and scenic walking trails.

Dir: **Map:**

113 Laurel Rd RES STL Sng 1-Story Ranch 3 2/0 **Price** \$565,100



MLS #: 5431730 **Gar:** Y **Park:** 3+CarParking **StDt:** 03/02/2009
MLS Area: 21110 Princeton Twp **FamRm:** N **Firepl:** 1 Brick **Age:** 999
City/Zip: Princeton/08540-2709 **Kitchen:** Eat-In,BltInD/W,Disposal,Gas **Int Sq Ft:**
Sb/Nb: None Available **Bsmt:** Partial,Unfinshd **Taxes:** \$9,232
SchD: Princeton Regional **Wt/Sw:** PublicWater / PublicSewer **Assn:**
Ac/Lot: 0.21 / .21 **Heat:** Gas,HotAir **C/A:** Y **Assn\$:**
Tax ID # 10-05405-00004 **SoldCn:** **DOM:** 87

Public Remarks: Move right in to this bright & airy one story 3 bedroom 2 bath home in a quiet Princeton Twp neighborhood. Close to Princeton Shopping Center, Downtown and NY Bus/Train lines. An easy walk to schools, regardless of the level. Beautiful corner lot with shade and flowering trees and its own Cul-de-Sac. Hardwood runs throughout the home. Ample size formal dining room with chair rail and wainscoting. A large eat in kitchen with Jenn Air oven and Bosch dishwasher. Warmly decorated home with lots of light and ambiance. Elegant living room with a heatilator(energy saving) wood burning fireplace. Full walk up attic with 3 windows and rough plumbing ready to become a finished 2nd floor. 2-car garage separated with a breezeway that also takes you to your secluded fenced in back yard. Trip distances: 0.56 miles/2 mins to Community Park, 0.87 miles/3 mins to John Witherspoon Middle School, 0.87 miles/3 mins to Princeton High School, 1.26 miles/5 mins to Palmer Square, 4.38 miles/13 mins to PrincetonJct train station

Dir: Jefferson Road to right on Laurel Road, corner of Mansfield and Laurel Road

Map:

78 Shady Brook Ln RES STL Sng Split/MultiL Traditional 5 3/0 **Price** \$640,000



MLS #: 5364544 **Gar:** Y **Park:** 2-CarParking **StDt:** 03/06/2009
MLS Area: 21110 Princeton Twp **FamRm:** Y M **Firepl:** 1 Brick **Age:** 53
City/Zip: Princeton/08540-4152 **Kitchen:** Eat-In,DblSink,BltInD/W,B ... **Int Sq Ft:**
Sb/Nb: Littlebrook **Bsmt:** Partial,Unfinshd **Taxes:** \$14,797
SchD: Princeton Regional **Wt/Sw:** PublicWater / PublicSewer **Assn:**
Ac/Lot: 0.63 / .63 **Heat:** Gas,HotAir **C/A:** Y **Assn\$:**
Tax ID # 10-04702-00009 **SoldCn:** **DOM:** 218

Public Remarks: Lovely property with beautiful and mature plantings. Great kitchen, great family room. Superior amount of terrific space. Additions: 1990 - Front house extended, master suite over garage. 1999 bedroom on 3rd floor. 2004 kitchen renovation, family room extension, large wood deck. Taxes to be reassessed in the next year or so.

Dir: Princeton Kingston Road to Shadybrook Lane.

Map:

10 Constitution HI E RES STL Sng 1.5-Story CarriageHous 3 3/0 **Price** \$975,000



MLS #: 5477424 **Gar:** Y **Park:** DrivewayPrk **StDt:** 03/31/2009
MLS Area: 21110 Princeton Twp **FamRm:** N **Firepl:** 1 LR/GRFireP **Age:** 25
City/Zip: Princeton/08540-6749 **Kitchen:** Eat-In,SlfClOvn,BltInD/W,Gas **Int Sq Ft:**
Sb/Nb: None Available **Bsmt:** None **Taxes:** \$19,292
SchD: Princeton Regional **Wt/Sw:** PublicWater / PublicSewer **Assn:** Condo HOA
Ac/Lot: 0.78 / .78 **Heat:** Gas,HotAir **C/A:** Y **Assn\$:** \$3,548 / Q
Tax ID # 10-08501-00001 10 **SoldCn:** **DOM:** 11

Public Remarks:

Dir:

Map:

134 Stonecliff Rd RES STL Sng 2-Story Colonial 6 6/1 **Price** \$1,465,000



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|---------------------------------------|---|---------------------------|--------------------------|
| MLS #: 5450252 | Gar: Y | Park: 3+CarParking | StDt: 03/20/2009 |
| MLS Area: 21110 Princeton Twp | FamRm: Y M | Firepl: 2 Stone | Age: 9 |
| City/Zip: Princeton/08540-2330 | Kitchen: &BrkfRm,Island,Pantry,Blt ... | | Int Sq Ft: 6,200 |
| Sb/Nb: Ettl Farm | Bsmt: Full,Finished,OE/WkOut | | Taxes: \$29,616 |
| SchD: Princeton Regional | Wt/Sw: PublicWater / PublicSewer | | Assn: HOA |
| Ac/Lot: 0.55 / 0x0 | Heat: Gas,HotAir | C/A: Y | Assn\$: \$250 / Q |
| Tax ID # 10-06107-00024 | SoldCn: | | DOM: 45 |

Public Remarks: A unique opportunity to own the largest fully customized colonial in Princeton's Ettl Farm! Current owner requested an "unfinished" product with the builder and proceeded to custom finish the home over an eight month period with top-quality selections, expert craftsmen and exquisite design elements. All hardwood floors were salvaged from the SEARS Chicago building, beautifully cut and finished with a high gloss. The kitchen has an added 500 sq.ft. & was designed by Cornerstone Kitchens with impressive wood cabintets & furniture pieces, limestone & granite counters & tumbled marble flooring, high-end Aga Stove, Fisher & Paykal dishwasher drawers and a full size Miele, Sub-Zero refrigerator and Sub-Zero wine cooler. A conservatory, formal living & dining rooms, study, playroom, great room, sunroom & 6th bedroom complete this level. Upstairs offers a master suite, two Princess Suites and a Jack-N-Jill. The lower level is daylight & walkout(2,000+/-sq ft) w/ 6th bathroom & stone fireplace all finished for pure fun!

Dir: Carter Road or Bayard Lane (Rt. 206 N.) to Rosedale - turn into Ettl Farm stay right on Christopher, **Map:** right onto Stone Cliff to #134 on the right.

508 Christopher Dr RES STL Sng 2-Story Colonial 5 3/1 **Price** \$1,495,000



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|---------------------------------------|--|--------------------------|--------------------------|
| MLS #: 5448766 | Gar: Y | Park: DrivewayPrk | StDt: 03/31/2009 |
| MLS Area: 21110 Princeton Twp | FamRm: Y M | Firepl: 2 Brick | Age: 10 |
| City/Zip: Princeton/08540-2332 | Kitchen: Eat-In,Island,Pantry,DblSink | | Int Sq Ft: |
| Sb/Nb: Ettl Farm | Bsmt: Full,Unfinshd | | Taxes: \$24,420 |
| SchD: Princeton Regional | Wt/Sw: PublicWater / PublicSewer | | Assn: HOA |
| Ac/Lot: 0.57 / .57 | Heat: Gas,HotAir | C/A: Y | Assn\$: \$250 / Q |
| Tax ID # 10-06107-00040 | SoldCn: | | DOM: 111 |

Public Remarks: Always in demand....This one is very special. Meander through the streets of Ettl Farm, past these upscale homes, lovely gardens and warm welcoming neighbors. A beautiful brick front Exeter Federal model faces the street surrounded by mature trees. In pristine condition. Savor a banquet sized dining room. The elegant living room suite will accommodate a separate music room or study. A gracious entry foyer segues into an informal spacious wing with an expansive open kitchen, breakfast and great room. Step onto a deck/patio and enjoy a lovely treed back yard. The Johnson Park Elementary school, Greenway Meadows Park, Nassau Street in Princeton Borough are conveniently accessed by sidewalks into the heart of town. "Priceless".

Dir: Rosedale to Christopher

Map:

132 Pretty Brook Rd RES STL Sng 3+Story Colonial 7 8/1 **Price** \$6,250,000



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|---------------------------------------|--|---------------------------|-------------------------|
| MLS #: 5272849 | Gar: Y | Park: 3+CarParking | StDt: 03/31/2009 |
| MLS Area: 21110 Princeton Twp | FamRm: Y M | Firepl: 3+ Marble | Age: 78 |
| City/Zip: Princeton/08540-7538 | Kitchen: Eat-In,Island,Pantry,DblSink | | Int Sq Ft: |
| Sb/Nb: None Available | Bsmt: Full,Finished | | Taxes: \$74,665 |
| SchD: Princeton Regional | Wt/Sw: PublicWater / PublicSewer | | Assn: |
| Ac/Lot: 17.25 / 17.25 acres | Heat: Oil,HotAir | C/A: Y | Assn\$: |
| Tax ID # 10-06601-00001 01 | SoldCn: | | DOM: 393 |

Public Remarks: In a supremely beautiful 17 acre setting overlooking Stony Brook, recent renovations and architectural additions to this 1930's brick Colonial and to the landscape itself have expanded the classic generosity of indoor and outdoor spaces, exceeding today's expectations with elegant finesse. Handsomely detailed rooms flow in leisurely progression from the center hall. Two miles from the heart of Princeton. Owner is licensed NJ Real Estate Agent.

Dir: Elm Road to left on Pretty Brook Road to #132 on the left

Map: