

LOIS SCHNEIDER REALTOR

THE FIRST NAME IN FINE PROPERTIES

48 Hawthorne Place, Summit, New Jersey



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Step into the future world of new and dare to dream...Presenting a rare opportunity in Summit to own a beautiful newly constructed 6,000+ square-foot custom 6-bedroom, 6.1 bath Colonial, where its virtual in-town location and a coveted Northside neighborhood setting are the winning ticket.

Unsurpassed architectural detailing and meticulously chosen 21st-century amenities are the hallmarks of this center hall Colonial that beautifully blends an enviable traditional floor plan with sleek contemporary styling. Designed and built by local builder Carrie McCall, owner of CKM Home Design, and Diana Hoffman, architect.

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Foyer



Dining Room



Foyer



Dining Room

A two-story central reception hall sets the tone, where 8 ft. high 4-panel Simpson doors rise up to meet 9 ft high ceilings and elaborate 4" crown moldings, anchored on gleaming 5" wide plank oak floors that flow throughout.

LED recessed lighting adds ambience to the form dining room, complete with Y lighting chandelier and surround sound system.

A first-floor study with surround sound adds convenience and versatility.



Study



A state-of-the-art cook's kitchen boasts names like Wolf, Bosch and Subzero appliances, set against custom Wood Mode cabinetry, quartz countertops, subway tiles and farm sink. A custom butler's pantry with Waterjet Backsplash, porcelain/marble tile and wine refrigerator connects the kitchen with the dining room for easy entertaining. An open breakfast area enjoys backyard views with French doors to a spacious deck.



Kitchen & Breakfast Area



Family Room



Pocket Doors

A 4-foot vent-free sparks ribbon gas fireplace embedded in a dramatic floor-to-coffered ceiling natural Luce De Luna Quartzite slab is a living room showcase, enhanced with surround sound system.

The family room is set beneath a coffered ceiling, with a remote controlled Town and Country natural gas fireplace with herringbone brick surrounded by Pietra Cardosa stone, custom built bookcases and surround sound system.

8 ft. High, glass paneled pocket doors create privacy between the Living and Family Rooms.



Living Room

About the Builder, Carrie McCall

Interior design and home improvement projects have always been a big part of my life. From my earlier years in retail management to the present day with the company I founded, I have always specialized in merchandising and design.

When I launched CKM Design and Home Construction LLC, my mission was to work closely with select clients to create a warm and inviting design and/or construction solution for their home. In doing so, I pride myself in giving my clients a voice in the design process. As a local homeowner, mother of three and successful business woman, I bring a unique perspective and skill set to bear on the solutions that I deliver to my clients.

As a GC, I manage the whole construction process. From the beginning of the thought process to the implementation of the work. I work closely with my clients to make sure all their needs are met in a timely manner and to deliver a top quality product on time and within budget.

About the company:

CKM Design LLC was launched in 2011 when a friend asked me to help her rearrange her family room furniture. It quickly went from the rearranging of furniture to picking out the wall color, to "Can you help pick out some pillows and accessories"? CKM Design has grown tremendously over the years and has become a one stop shop for many of my clients. CKM Design can handle interior design solutions, construction renovation projects as small as a bathroom renovation to a complete gut and redo. In 2015 CKM Design added the words Home Construction to the title and in 2016 we launched our first CKM Designed built new construction home.

www.ckmhomedesign.com





Bathroom No. 2



Bedroom No. 2



Bedroom No. 4



Bathroom No. 4



Master Bedroom

Spacious bedrooms are all ensuite, each with wide-plank floors, and double or walk-in custom lighted closets, with well-appointed baths that include an array of Carrera marble tile finishes, lacquer and quartz-topped vanities with Kohler sinks, custom glass shower doors (one bath has a cast iron tub), Hansgrohe faucets, built-in medicine cabinets and Toto toilets. A fully-equipped laundry room on the second level is one of two in the home.

A high tray ceiling adds drama and romance to the spacious master bedroom, with dual walk-in closets and a luxury master bath with a large free-standing Flowing tub, porcelain tile floors, custom double vanity and Toto toilet.



Master Bathroom



Third Floor



A privately set, fully carpeted bonus room with 7 ft. ceilings and custom barn doors spans the third floor of the home, the versatile use of which serves at the pleasure of the homebuyer!

An expansive walk-out lower level with high ceilings, natural light and wall-to-wall carpeting houses a recreation room and exercise room, the 6th bedroom and full bath, a second laundry room, and an optional wine cellar or storage room. Mudroom access to the attached three-car garage and doorway to the parking court add convenience.



special features

first floor

Foyer

- A two-story central reception hall sets the tone, where 8-foot high four-paneled Simpson doors rise up to meet 9-foot high ceilings and elaborate 4-inch crown moldings, anchored on gleaming 5-inch wood planked oak floors that flow throughout

Family Room

- Remote controlled Town and Country natural gas fireplace with Pietra Cardosa stone surround
- Coffered ceiling
- Custom built bookcase
- Surround sound
- LED recessed lighting

Living Room

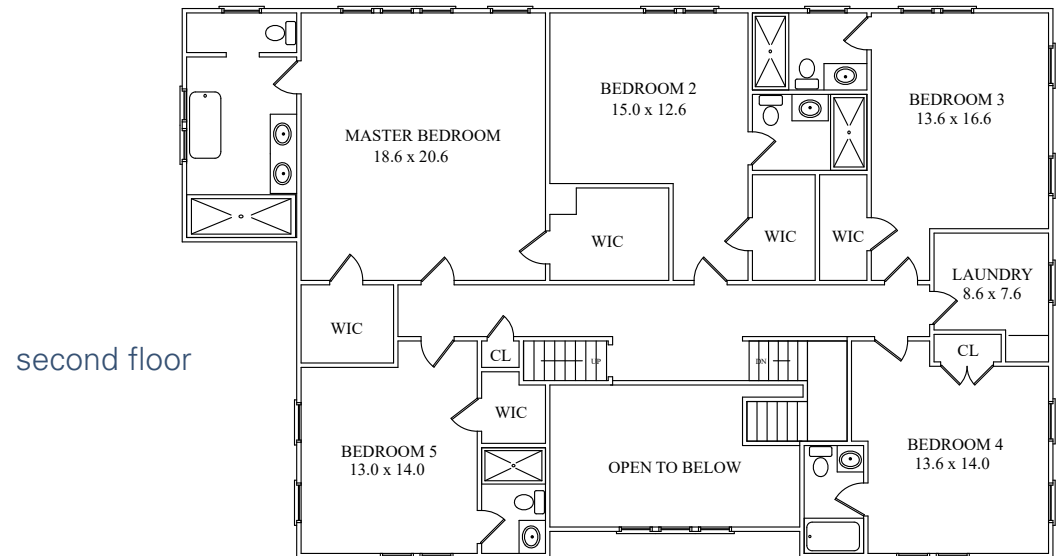
- 4-foot vent free sparks gas fireplace surrounded by floor to ceiling natural Luce DeLuna Quartzite
- Coffered ceiling
- Surround sound
- LED recessed lighting

Dining Room

- LED recessed lighting
- YLighting hanging fixture
- Surround sound

Powder Room

- Custom-built Carrera marble wall mounted vanity with edged stone sink
- Hansgrohe wall mounted faucet
- Toto toilet
- LED recessed lighting



second floor

This floor plan may not be completely representative of the property as it is today.

special features

first floor continued

Kitchen

- Custom cabinetry by Wood Mode
- Top Knob pulls
- 2 inch mitered edge white Quartz counter top
- Glazed subway tile
- 60 inch Wolf duel fuel range
- 2 Bosch dishwashers
- Wolf microwaveable drawer
- 48 inch subzero refrigerator
- Farm sink with Hansgrohe faucet
- Garbage disposal

Butlers Pantry

- Custom cabinetry by Wood Mode with stainless steel framing
- Top knob pulls
- 2 inch mitered edge White Quartz counter top
- Stainless steel under mount sink with Hansgrohe faucet
- U-line wine refrigerator
- Water jetted marble and porcelain tile backsplash

Interior First Floor Special Features

- 4-foot vent free sparks ribbon fireplace
- Remote controlled natural gas fireplace
- Coffered ceilings
- Glass pocket doors
- 9 foot ceiling
- Custom doors with Emtek hardware
- 5 inch wide plank flooring
- Y Lighting fixtures
- Circa lighting fixtures
- Surround sound system

second floor

Bathroom No. 1

- Cast iron tub
- Hansgrohe plumbing fixtures
- Toto toilets
- Built in medicine cabinet
- Custom gray lacquer vanity with hansgrohe faucet
- Custom glass barn door style enclosures
- Wow Tile

Bathroom No. 2

- Porcelain linen feel tile with Carrera marble shower floor
- Hansgrohe rain head and hand held shower wand
- Toto toilet
- Custom floating vanity with 2 inch White Quartz counter top
- Kohler sink with hansgrohe faucet
- Built in medicine cabinet
- Custom glass shower doors

Bathroom No. 3

- 12x24 porcelain tile
- Hansgrohe rain head and hand held shower wand
- Toto toilet
- Built in medicine cabinet
- Custom floating vanity with 2 inch London grey Quartz counter top
- Kohler sink with hansgrohe faucet
- Custom glass shower doors

.

Bathroom No. 4

- 12x24 porcelain tile with Carrara marble shower floor
- Hansgrohe rain head
- Toto toilet
- White lacquer vanity with hansgrohe faucet
- Built in medicine cabinet
- Custom glass barn door style enclosures

Master Bathroom

- 24x24 imported Italian tile with imperial Danny marble shower floor
- 2 Hansgrohe rain heads and hand held shower wand
- Arie oval freestanding tub
- Custom double 72-inch vanity with 2 inch white Quartz counter top
- 2 Kohler sinks with hansgrohe faucets
- 2 built in medicine cabinets
- Toto toilet
- Custom glass barn door style enclosures

Laundry Room

- 24x24 parquet tile flooring

Interior Second Floor Special Features

- Led recessed lights throughout
- YLighting fixtures
- Circa lighting fixtures
- 5 inch wide plank flooring
- Custom built doors with Emtek hardware
- Master bedroom wired for TV and cable

special features

third floor

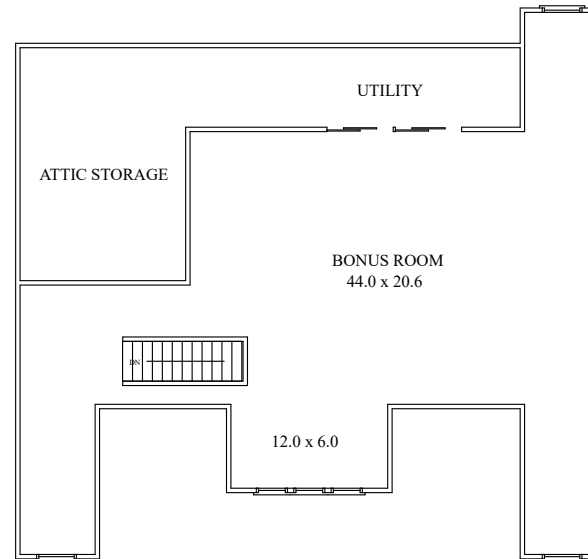
Third Floor Special Features

- Third Floor Living Space
- Full walk up third floor living space
- Led recessed lights
- Custom built wood barn door
- Wool striped carpet
- Wired for TV and cable
- 7.5 foot ceiling height

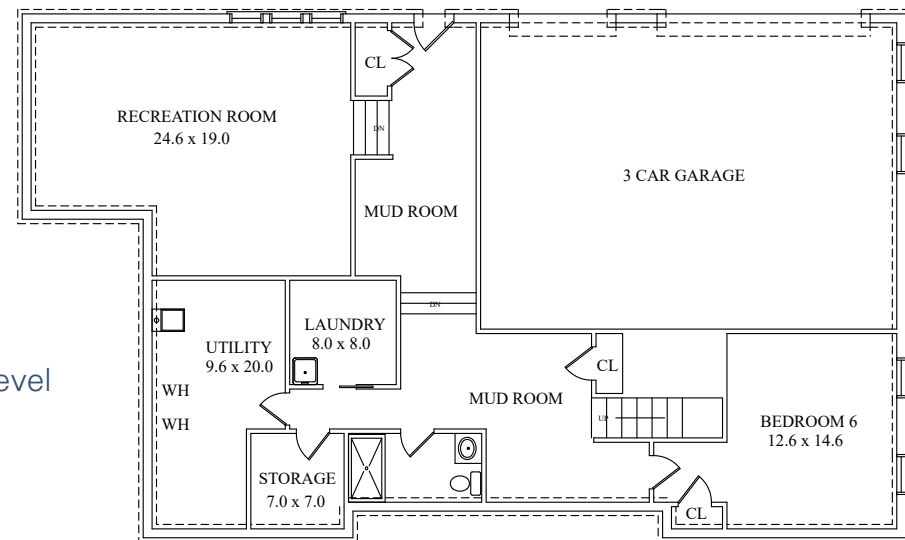
floor plan

48 Hawthorne Place

third floor



lower level



This floor plan may not be completely representative of the property as it is today.

special features

basement

Bedroom No. 6

- LED recessed lighting
- Wide plank tile flooring

Bathroom No. 5

- 12x 36-porcelain tile with stone shower floor
- Custom floating vanity with 2 inch mitered white Quartz counter top
- Kohler sink with Hangegrohe faucet
- Toto toilet
- Hansgrohe rain head shower head and hand held shower wand
- Custom glass shower doors

Laundry Room

- Sink and basin
- Wide plank tile floor
- Pocket door

Rec Room/ Workout Room

- Wall to wall carpeted space
- LED recessed lighting

Utility Room

- 2-80 gallon hot water heaters
- 3 zone heating and air conditioning
- Back up 20 KW generator transfer switch
- Sump pump

Storage Room/ Optional Wine Room

Interior Basement Special Features

- LED recessed lighting
- Circa lighting fixtures
- Wide plank wood tile flooring
- Custom doors with Emtek hardware
- Walkout basement to driveway and back yard
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exterior

Exterior Special Features

- Hardie plank siding with Azek custom built trim woodwork
- 3-car garage with remote control entry
- Anderson wood wright windows
- Custom built Mahogany wood front door with Emtek hardware
- Custom built mahogany wood rear door with Emtek hardware
- Copper and Asphalt roofing
- Custom built Azek deck
- Blue stone patio and front walk
- Custom built brick and blue stone retaining walls and steps
- Restoration Hardware outdoor lighting
- Landscaping- professionally landscaped by Jerry Sinagra landscaping
- Front and back yard sodded
- Over 40 new trees and brushes planted
- Belgium block curbed driveway with 3-foot asphalt base and topcoat with industrial grate for proper drainage
- 3 zone heating and air conditioning
- 20 KW Generac back up generator
- Subsurface work- 90 helical piles
- Concrete and rebar grade beams
- Concrete poured foundation



Property Assessments

Land: \$326,700 Building: TBD
2015 Taxes: \$23,100 Lot Size: 77 x 190



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