

One Kermit Road, Maplewood, NJ 07040- Acquired in 2017

- 1908 home in highly desired Roosevelt Park section of Maplewood.
- 7 bedrooms and 5.5 bathrooms. Fully renovated. [Est Square Footage Approx 4500]
- 1 Fireplace (Living Room) – Woodburning, functional. Sold As-Is.
- Situated on a corner oversized 0.37 acre lot. 2 Block walk to Maplewood village.
- 200 amp electric service with Generac whole-house generator and transfer switch. Extended Generac Warranty purchased and active. Generator maintained by AirGroup.
- Natural Gas service throughout home.
- Public Water and Public Sewer.
- No oil tanks found during last sweep in 2017.
- Gigabit Verizon FiOS service.

Exterior

- Brick, Stucco and Wood. Shingle Roof. Flat sections replaced in 2019.
- Front, side and rear - fully re-landscaped including removal of unmaintained trees in 2018-2019. Added low voltage landscape smart wifi lighting. Trees and shrubs maintained by Aspenn Environmental. Landscaping by Bianco Landscaping. Irrigation by Green Park Co. Security and AV by Franklin Central Communications. Grill maintenance by Harquail Brothers. Garage Doors (acquired in 2017) maintained by Skillman Doors.
- all-weather yard audio speakers (replaced in 2021; under lifetime warranty by Franklin Communications) on Sonos Amp.
- drainage system at back of yard and at mid yard built-out in 2019 and drains to street.
- stone and brick walls. Large two-level blue-stone patio with lighting in trees and on house.
- 36" built-in natural gas Lynx stainless steel grill with lighting and bluestone countertops.
- Fully fenced rear yard with 3 gates. Iron fencing and gate plus gate screens added in 2018.
- custom brick driveway - double wide at rear with 2 car garage with custom doors and electric openers. Brick forms half basketball court. Net mounted on garage.
- custom designed treehouse in rear, sold as-is.
- 14 zone Hunter Hydrowise wifi irrigation system with Smart WiFi Valve. Upgraded in 2020.
- 2 zone smart low voltage landscape lighting system added in 2019.
- 2 speaker outdoor audio system powered by Sonos.
- custom landscaping including mature evergreen magnolias, dogwoods, cypress, roses and other specimens. Yard extensively landscaped in 2019 by Bianco Landscaping.
- corner 0.37 acre oversized lot.

Interior

- security system upgraded in 2021 to latest Honeywell 4G touchscreen.
- whole house water filter / softener installed in 2019.
- all 3 HVAC systems replaced in 2018 with Carrier Infinity systems (forced air heat, central air, filters and basement humidity). Smart Carrier wifi thermostats added.
- main stairwell stairs re-braced from underside.
- custom window seat cushions in foyer, living, master bedroom and larger second bedroom.
- shower heads replaced in master and hall shower in 2021. Faucet replaced in power room in 2021. All toilet hardware upgraded in 2020.
- Dual power-vented high efficiency hot water tanks replaced in 2022. 10 year warranty.
- washer and gas dryer replaced in 2018. Dryer vent professionally cleaned in 2021.
- elaborate crown and window molding details in all rooms.

- screens added to all windows in 2017. Most windows replaced by previous owners in their 2010 remodel. All windows sold as-is.
- all wall sconces and ceiling lights replaced with Visual Comfort fixtures. Wiring and main stairwell wall sconces added. Guest bedroom recessed lights added. [all in 2018]
- custom stair carpeting added in all four levels in 2017 by Speedwell Design in Morristown.
- custom iron fence section added to completely fence rear yard in 2018.

Kitchen

- fully renovated home designed by John James and KDH Kitchen and Bath.
- large kitchen with 9 foot granite island with counter seating for four.
- designer appliances by AGA, Gaggenau, Miele, Wolf and Marvel.
- under cabinet wine storage, refrigerator drawers, dual dishwashers, 24" refrigerator and freezer paneled columns, warming drawer, wall oven, wall microwave convection oven, AGA 6+4 gas range, instant hot water, recessed lighting, unique curved high gloss wood trim details, French doors to rear yard. 6 additional windows.
- tiger maple hutch and separate pantry cabinets and second hutch provide ample storage. Custom cabinetry throughout.
- marble and granite countertops throughout.
- eat in kitchen with space for 6.

Mudroom

- skylight, 3 closed storage units, 6 unit floor to ceiling cubby storage.

Family room / Sunroom

- wainscoting throughout.
- wall mount for TV with wiring channel for hdmi cables.
- custom Shade Store solar shades throughout.
- recessed lighting.
- 7 windows.

Office / Sunroom

- built-in 12 foot custom mahogany desk atop four vintage restored file cabinets added in 2020. Two separate seating areas.
- original 9 foot butler's pantry cabinetry bookcase from 1908 relocated.
- wainscoting throughout.
- recessed lighting.
- Ethernet wiring.
- French door to rear yard. 9 additional windows.

Dining

- Dual curved wood ceiling lights added in 2018.
- chair rail.

Foyer

- vintage sphere pattern ceiling light added in 2018.
- vestibule with double panel glass and ceiling light fixture (added in 2018) and closet.
- original coat rack and umbrella storage from 1908.

Living room

- wood burning fireplace with mantle and built-in bookcases.
- large window seat with custom bench.
- recessed lighting.

Music Room

- restored original 2 inch thick pocket doors on new tracks.
- recessed lights.
- custom bound areas rug added in 2018.

Basement

- finished stairs with carpet runner and wainscoting.
- finished gym area with recessed lights and vinyl wood floors.
- full bath with shower, recessed lights.
- full bar area with recessed lights, bar sink, refrigerator drawers, granite counter.
- media room with recessed lights, dual closets, mount for 55 inch TV.
- finished laundry room with side by side pedestal washer and gas dryer (added in 2017) and tub. Storage, recessed lights.
- exterior walk-out storm door concealed off front of house for easy access to basement.
- three additional unfinished storage areas.

Main stairwell

- new wall sconces added In 2018.
- custom carpet runner added in 2018.
- stairs re-braced from underside in 2017.
- 4 bedrooms on second floor.
- master suite with double wide closet, large en suite bath with jetted chromotherapy tub, separate stone shower with rain, wall and hand shower and seating bench, barrel vaulted ceiling with recessed lights, dual sinks, separate water closet with storage, heated towel bar, extra kick heater, in-wall speakers and Sonos.
- 3 additional bedrooms on second floor and a full hall bath with separate tub and shower with wall, body jets and hand shower. Single sink with ample storage.
- linen closet on second floor.
- large second floor bedrooms with ample walk-in storage and recessed lights.

Third floor fully renovated and open to second floor and first floor.

- 3 full bedrooms and two baths.
- large hall closet.
- jack and Jill bathroom with shower with body jets, hand shower and wall shower. Single sink, recessed lights.
- en suite in-law suite with full bath including tub/shower combo.
- recessed lighting and high ceilings throughout.
- large or dual closets in all bedrooms.
- third bedroom can also be used as art or craft studio. Dual French doors.

- built in 1908.
- last sold in 2017 in multi sealed bid war for \$1.71M.
- 2021 Taxes: \$50,160. 2021 Town Tax Assessment: \$1,467M.

Previous Listing at [1 Kermit Road, Maplewood, NJ 07040, Presented by Sue Adler, Keller Williams Realty. Powered by FloorPlanOnline \(seetheproperty.com\) and One Kermit Rd Maplewood NJ 07040 | The Sue Adler Team and Keller Williams Realty | Maplewood Luxury - YouTube](#)

Floor Plans
[Printable floor plan](#)

PREPAID ANNUAL SERVICES

ASPENN ENVIRONMENTAL- \$2,907.02 March 2023 for entire season- lawn fungicide, tree care, mosquitoes
GREEN PARK – Irrigation system turned up. On annual contract.
FRANKLIN CENTRAL COMMUNICATION – premium alarm annual contract (Honeywell TC2)
AIRGROUP – HVAC x 3 – heating and air conditioning maintenance, Platinum plan annual HVAC maintenance
AIRGROUP – Generac annual generator maintenance, Gold plan annual generator maintenance
GENERAC – Extended generator warranty, prepaid
MAPLEWOOD TWP – property tax, sewer tax
WASTE MANAGEMENT – Quarterly 2x/week residential trash pickup (Tues AM, Fri AM)
NJ AMERICAN WATER – Water Bill
PSE&G – ELECTRIC AND NATURAL GAS
VERIZON – INTERNET, DIGITAL VOICE, TELEVISION SERVICES

SERVICES THAT WILL GO DARK AND CAN BE REACTIVATED

Hunter – Hydrowise Irrigation. No cost.
Smart Lighting – Outdoor Low Voltage WiFi lighting. No cost.
Sonos – Outdoor yard speakers, bathroom in-wall speakers. No cost.
Grill Cleaning – Harqvall Brothers in Summit
Landscaping, Snow Removal. Gutter Cleaning, Leaf Clean-Up – Bianco Landscaping in Millburn
Window Cleaning – Brookwood Window Cleaning in Verona
Whole-House Water Filter – Coraggio Bros Plumbing in South Orange
Misc Carpentry projects – C&P Black in South Orange
Misc Electric projects – Sileo Electric in Maplewood
Misc Plumbing projects – Coraggio Bros in South Orange