

# Weichert®

Put Our Neighborhood Knowledge To Work For You.



BUY FOR \$1,908/MO.

**MOUNTAINSIDE SPACIOUS \$659,000**  
Very spacious 5 bedroom, 2 1/2 bath Split Level. Light & bright throughout with family room, renovated kitchen & breakfast sunroom with French doors to the patio, hot tub and private yard. The oversized living room with built-in bookcases, brick gas fireplace & hardwood floors opens to the dining room. Four additional bedrooms, basement & 2-car attached garage complete this terrific home. (052001377)



BUY FOR \$1,447/MO.

**SCOTCH PLAINS BEAUTIFUL! \$499,800**  
Four bedroom Bi-Level featuring recently updated full tile bathroom with Corian countertops, updated kitchen with custom cabinetry, new countertop & backsplash, new automatic garage door opener and key pad entry. Family room with walk-out patio, deck, private yard with wood fencing. (052001307)



**SCOTCH PLAINS NEW CONSTRUCTION \$1,199,000**  
Riviere Homes announces the marriage of elegance & sophistication in new construction to be built at 507 Westfield Rd. 5,000 sq. ft. Colonial Tudor featuring 13 rooms, 5 bedrooms, 5 1/2 baths & all the amenities you have come to expect in fine homes. Upon entering the soaring two-story foyer you will be captivated by inlaid/hardwood floors woven throughout the formal living & formal dining rooms & study. The heart of any great home beats in the kitchen & this home is no exception w/fine cabinetry draped in granite, superior appliances, 3 fireplaces, wine cellar, exercise room and more. Call now while you can still add your own personal touches. (052001104)



ELEGANT HOMES BY RALPH RAPUANO

**WESTFIELD NEW CONSTRUCTION \$1,369,000**  
Unsurpassed Old World Craftsmanship and impeccable attention to detail set this home at the pinnacle of new construction. Nearly 4,000 sq. ft., this gem will boast 5 bedrooms, 4 1/2 baths, 2-story entry foyer flanked by library/study, formal living & dining rooms. A custom crafted center-island kitchen opens to a large family room with a distinctive wood-burning fireplace. Hardwood floors throughout with custom mahogany inlay borders will complement the detail & craftsmanship appointed to this unique residence. Tray, boxed & cathedral ceilings are elegantly crafted in the living room, dining room, study & master suite. Customize this home as your own with the builder. (052000835)

ELEGANT HOMES BY RALPH RAPUANO  
BUY FOR \$2,302/MO.

**WESTFIELD NEW CONSTRUCTION \$795,000**

Custom Center Hall Colonial. Four bedrooms, formal living and dining rooms, family room with fireplace, designer kitchen with granite countertops, hardwood floors throughout, master bath with whirlpool tub, full basement, walk-up attic, 2 1/2-3 baths and Hardi-Plank™ exterior with masonry accents. Call Ralph for more information at 908-591-6283. (052000589)



**WESTFIELD CUSTOM RESIDENCE \$1,125,000**  
A distinctive 2006 custom Westfield residence by Bella Properties. From designer appointments and countless extras to the unparalleled attention to quality craftsmanship, this custom Colonial showplace will elicit praise at every turn. Amenities include spacious mahogany front porch, dramatic 2-story entry, classic 9' first floor ceilings, hardwood flooring 1" & 2" floors, detailed millwork, luxurious master suite, 2-zone heating and central air, designer kitchen, 2 1/2 gorgeous baths, family room with fireplace, elegant open staircase to 8' ceiling in basement, patio, private yard and so very much more. Nestled on a tranquil cul de sac on a fabulous property with an expansive private yard. Moments from Tamaques Park, schools and picturesque downtown Westfield. 632 Green Briar Court would be the perfect choice to call home... Contact Holly for the impressive list of amenities & specifications. (052000983)

*The 95 Professional Sales Associates and Staff of the Weichert Westfield Office would like to thank you for making 2006 our best year ever in helping you with all of your Real Estate needs.*



*We wish you and your families Happy Holidays and a Healthy New Year.*



BUY FOR \$2,124/MO.

**WESTFIELD MANOR PARK \$490,000**  
Charming three bedroom, 1 1/2 bath Split Level in the Manor Park section of Westfield, features built-ins in the living room and dining room with hardwood floors throughout. This home has a ground-level family room plus a basement and central air. The property is nicely landscaped with mature gardens, in a quiet, pleasant neighborhood. (052001474)



BUY FOR \$1,789/MO.

**MOUNTAINSIDE COLONIAL CAPE BORDERING ECHO LAKE PARK \$695,000**  
Charm & tranquility is abundant in this 10 room, 5 bedroom, 3 full bath Colonial Cape bordering Echo Lake Park. Open archways guide you through the home as you walk along, wanting to see more. The enchantment begins the minute you step into the gracious vestibule. From here an archway opens onto the living room with stone fireplace, formal dining room, kitchen with bay windows, study, sunroom, bedroom/family room with full bath & a 2nd full bath complete the first floor. The equally delightful 2nd level hosts 4 bedrooms & full bath that come together to form this private retreat. Conveniently located near schools & NY transportation. (052001443)



**SCOTCH PLAINS RARE FIND \$945,000**  
Hidden on a quiet cul-de-sac, this 10 room Center Hall Colonial is a rare find. From its gorgeous 11' x 12' custom designed wood and marble fireplace in the great room to its expansive park-like decking with a 13 1/2' custom designed gazebo with cedar interior. You'll be captivated by it's charm and detail. (052001296)



BUY FOR \$1,416/MO.

**SCOTCH PLAINS CENTER HALL COLONIAL \$550,000**  
This immaculate 4 bedroom, 2 1/2 bath Center Hall Colonial is bright, airy and ready for your family. Enjoy the spacious eat-in kitchen and let the 2nd floor laundry bring a smile to your face. Of course it has central air, hardwood floors, formal living room etc... and the golf course is only steps away! (052001184)



ELEGANT HOMES BY RALPH RAPUANO

**WESTFIELD NEW CONSTRUCTION \$1,679,000**  
This new Center Hall Colonial boasts 4 bedrooms, 3 1/2 baths, formal living and dining rooms, study/library and a family room with wood-burning fireplace. Hardwood floors throughout with custom mahogany inlay borders will complement the detail and craftsmanship appointed to this unique residence. Tray, boxed & cathedral ceilings are elegantly crafted in the living room, dining room, study & master suite. A large center island kitchen w/granite tops & top-of-the-line appliances will meet all of one's desires. The master suite will include tray ceilings, hardwood floors w/custom inlay borders, walk-in closets, French doors to a private office & French doors to a large open balcony. Make this home your own by customizing your dreams to reality with the builder. (052001047)



BUY FOR \$1,286/MO.

**WESTFIELD CHARMING COLONIAL \$499,800**  
Welcome to 126 Madison Avenue in the premier community of Westfield. This four bedroom, two full bath Colonial is situated on a 75' x 100' wooded lot near Brightwood Park, minutes from Franklin School. Many updates including new kitchen in 2005. (052001540)

weichert.com

WESTFIELD OFFICE 185 ELM STREET / WESTFIELD, NJ 07090 / 908-654-7777



Ward A Low Monthly Payment! Meet with a local Gold Service Manager or call 800-788-7338. The monthly mortgage payments quoted in this ad are to qualified buyers buying a single family owner-occupied residence. This example illustrates payment terms for a 30-year adjustable-rate Cashflow 3 Year Payment Cap ARM mortgage with a 10% down payment, a \$585,000 mortgage using an Interest Rate of 7.530% and a Minimum Payment Rate of 1.000% for the first 12 months, in which the interest rate may adjust monthly, based on the 1-month LIBOR rate plus a margin of 2.25% in this example. The 2.25% margin is available with a 3-year commitment period with a premium credit of 1.125% (subject to change). With a 2.250% LIBOR rate, this would make the fully indexed rate the fully indexed rate of 7.530% (7.530% + 2.250%). The payment examples listed here assume that the fully indexed rate, the index plus the margin, remains constant throughout the life of the loan; rates can change monthly during the life of the loan. Rates used in this example are not guaranteed and are subject to change without notice. Using the assumptions above and assuming the fully indexed rate remains constant throughout the life of the loan, here is an example of a payment choice. The Minimum Payment for the first 12 months would be \$1,882 based upon the 1.000% Minimum Payment Rate. The Minimum Payment could increase or decrease after the first 12 months or earlier. Deferred Interest: Payments will not be fully amortizing over the remainder of the loan term if the outstanding loan amount reaches 110% of the initial loan amount due to deferred interest. In the example shown here, the outstanding loan amount would reach 110% of the initial loan amount in month 35 of the loan if the initial Minimum Payment amount was paid each month prior to month 35. In this case, a fully amortizing payment of \$4,646 would be due in month 35. Contact your loan advisor regarding the deductibility of interest paid on your mortgage and the effect of deferred interest for your specific tax situation. \*Early payment charges, after the first 12 months, may not be 2.5% more or less than the prior year's Minimum Payment, except that this 2.5% payment cap limit is not applicable to the payment change in month 61 or every 5th year thereafter. Payments may reset to fully amortizing over the remainder of the loan term if the outstanding loan amount reaches 110% of the initial loan amount due to deferred interest. We are not responsible for typographical errors. You should ask about interest rate, margin, and other terms and conditions before you sign. Loan amounts based on the Cashflow 3 Year Payment Cap ARM loan with a 10% down payment. Figures used herein are approximate and do not include program fees, condo/association fees, or recorded insurance. Weichert Financial Services originates loans with third-party providers. Subject to qualified buyers. This program is not available in all areas. Additional restrictions and conditions apply. Please see our website at 10/23/06 and subject to change. Mortgage Access Corp. d/b/a Weichert Financial Services, Executive Offices, 225 Lifford Road, Morris Plains, NJ 07950, 1-800-829-CASH. Licensed by the NJ Dept. of Banking and Insurance. Licensed Mortgage Banker with the State Dept. of Banking in NY, CT, and PA. Licensed Lender in DE, MD, VA, W. VA, D.C. Equal Housing Lender. Weichert Financial Services is an affiliate of Weichert, Realtors. For your benefit, consider a career in real estate. Call 1-800-301-3000 today!