

# THE RIDINGS

— AT WOOLWICH —

## Greenbriar Features - 110 Cambridge Blvd

4 Bedrooms, 3 full and 2 half baths  
3,850 sf of living space plus 890 sf 9' finished basement  
2.5 car, climate-controlled garage with half bath

### *Interior*

- 9-foot ceilings - 1<sup>st</sup> floor
- 1<sup>st</sup> floor study
- Partially finished 9 ft. basement with full bath, 2 separate rooms, egress window and LVP flooring
- Hardwood flooring throughout 1<sup>st</sup> floor and owner's suite
- Upgraded carpet in upstairs bedrooms
- Drop zone with herringbone patterned tile
- 12 ft. Andersen sliding door in gathering room
- 2<sup>nd</sup> staircase
- Upgraded square newel posts and balusters
- Tray ceiling in owner's suite
- Tankless water heater
- Custom paint throughout interior
- Fireplaces in the morning, gathering, and living room
- Washer, dryer, and drop-in sink in laundry room
- Recessed lights

### *Exterior*

- Cultured stone watertable
- Metal roof on front porch and boxed bay window
- Generac Generator
- Whole yard irrigation system

### *Owner's bath*

- Niche with shelf, bench, and custom tile pan in shower
- Frameless shower doors
- Spa shower fixtures with 4 body sprays and handheld shower
- Elegant freestanding tub
- Upgraded 12 x 24 tile

### *Kitchen*

- 48" Cabinets to ceiling with glass transom and lighting
- Quartz countertops
- Floating shelves
- 8' long island with beverage/wine refrigerator
- Double oven, refrigerator, gas cooktop, and microwave
- Pendant lighting over island
- Island and peninsula overhang for seating
- Pot filler over cooktop
- Butler pantry with glass doors, quartz countertop, and lighting
- Upgraded cabinet pulls and knobs

### *Trim and Built-ins*

- 5 1/4" baseboard throughout house
- Custom mantel and shiplap overmantel on morning room fireplace
- Custom mantel and overmantel to second story in gathering room
- Coffered ceiling in living room
- Wainscotting and 2-piece crown molding in dining room
- Built-in bookshelves and crown molding in 1<sup>st</sup> floor study
- 2<sup>nd</sup> walk in closet with built in shelves and island in owner's suite
- Drop zone with built in cabinetry and bench with hooks
- Built in cabinetry with desk area in laundry room
- Upgraded 5 panel doors with black lever door hardware



Subject to variation, errors, omission, change and withdrawal without notice. 032722



# THE RIDINGS

— AT WOOLWICH —

## Additional Features - 110 Cambridge Blvd

### *Interior*

- Progress lighting fixtures
- Low VOC interior paints
- Energy Star® rated thermostat
- Energy Star® rated gas heater
- 14+ SEER air conditioner
- 2 zone HVAC system
- Doorbell chime
- Smoke and carbon monoxide detectors

### *Baths*

- Ceramic tile shower walls
- Moen faucets & shower heads
- Curved shower rod in main bath
- Pedestal Sink in Powder Room
- Comfort height vanities

### *Exterior*

- CertainTeed® Vinyl siding
- GAF® Dimensional roof shingles
- PVC coated aluminum fascia
- Ice/water barriers on roof
- Therma Tru® Exterior doors
- Wayne Dalton® Garage Doors
- Exterior hose bibs & outlets

### *Other Features Included*

- NJ Energy Star® Certification w/3<sup>rd</sup> party verification
- Poured basement with enhanced waterproofing membrane (GMX Ultra Shield)
- Engineered flooring and truss system
- Building envelope air sealed
- Sealed duct work
- Low E, Energy Star® rated windows
- Perimeter drain with sump pump
- Structured wiring system w/wireless access points
- 200 amp service
- Quality Builders 10-year Warranty
- Public water & sewer

Energy Star®  
Rated Homes

