

## **LAKEVIEW ESTATES IS MORRIS COUNTY'S BEST KEPT SECRET**

Just one visit to Lakeview Estates and you'll see why Morris County's best kept secret is flourishing with activity. Lakeview Estates provides the exceptional blend of location, value and quality workmanship as well as breathtaking views of Budd Lake. Lakeview Estates proven success indicates an extraordinary opportunity that is unique to Morris County. Minutes from several major highways, including Routes 80, 46, 10 and 206 as well as convenience to transportation into NYC, are proving to be a commuters dream come true. Add to the mix, superb craftsmanship, plenty of shopping and recreational activities, including access to Budd Lake, and you will see why Lakeview Estates has now only nine opportunities remaining in this distinctive new home community.

Lakeview Estates is offering an incredible opportunity on its Lexington model. Priced at only \$459,000 this desirable center hall colonial encompasses over 2,600 square feet and features four bedrooms, two and one half baths, formal living and dining rooms and a partial brick front. Perfect for entertaining, the eat-in kitchen opens to a spacious family room, enhanced with a wood burning fireplace. Rich, hardwood flooring adorns the entire first floor as well as the custom oak staircase and upper hallway. The master bedroom's appeal is heightened with a gorgeous tray ceiling as well as a sumptuous master bath, showcasing a lavish Jacuzzi tub, his and her sinks, as well as a separate stall shower. In addition, this home also boasts a walk out basement that backs up to lush wooded open space. Buyers can further customize this home with their own interior color choices. Priced to sell, this home can be ready for a quick delivery.

Lakeview Estates has added a stunning new model called The Manchester. Located on a private cul-de-sac surrounded by acres of open space, the exquisite curb appeal creates a picture perfect home. Gracious stone and stucco enhance the beauty and design of this special home. A dramatic two story foyer creates a spectacular first impression of this 2800 square foot home. Sleek hardwood flooring, flows throughout the entire first floor. An oversized gourmet U-shaped kitchen is one of the main focal points of this home. Custom cabinetry, a center island, as well as stainless steel G. E appliances, are sure to please those who love to cook. Adjacent to the kitchen, a light and airy dining room features an elegant bay window overlooking a picturesque hillside. Scenic views of Budd Lake from the family and living rooms add to the ambiance of this home. Unique to this home are two fireplaces, one in the family room, as well as one in the master bedroom, creating perfect cozy retreats. Professionally designed custom ceramic tile adds to the flair of the master as well as the hall bath, and powder room. Tray ceilings as well as a vast array of other amenities await the buyer who truly desires a one of a kind location. This home is being offered for only \$559,000.

The Hampton model has been selected for one of Lakeview Estates most alluring locations. Situated on a cul-de sac, with open space to the side as well as panoramic views of the lake, this home is sure attract a buyer looking for space as well as beauty. Professionally landscaped, this home has an enormous walk out basement with oversized windows leading to a flat backyard. The Hampton's gourmet kitchen surpasses all expectations, as impressive dark cherry cabinets are topped off with polished granite counter tops. Stainless steel G.E appliances as well as a desk area and center island complete the look. A master bedroom, with a connecting sitting room and lavish master bath with custom tile add to the value of this home. Perfect for growing families is a Jack and Jill bathroom, four spacious bedrooms, as well as an in-law bedroom and full bath on the first floor. Many upgrades, too numerous to mention, are showcased throughout this home. This home is priced at \$659,000.

Lakeview Estates are offering these three homes for quick deliveries. Those who want to custom build their own home on the remaining prime lots are encouraged to visit quickly, as there are only a few more opportunities to reside in this well sought after community. For more information, please call (973) 448-3609. To visit: Take Route 80 West to Exit 26 (Budd Lake/Hackettstown). Take Rt. 46 West. Proceed approx. 2.7 miles and make a left onto Cedar Street or Johnson Avenue to site entrance. Follow signs to model.