

Welcome to 195 Boulevard, Mountain Lakes, NJ - Features & Systems

Heating:

5 Heating Units in Home

1. New Gas Furnace installed for first floor, 4 yrs old. Operates hot water zone on first floor controlling Den, Music Room, Living Room, Dining Room, Foyer, Porch Bath Room. Heating zone in basement for Family Room operates on Hot Forced air in area. Third floor connect to furnace for hot water base board, zoned separately (total zones off furnace, 6 zones)
2. New Gas Steam Furnace for second floor steam radiator (3 yrs old, one zone)
3. New Heating System for hot forced air system, Porch (1 yr old, one zone)
4. First floor bedroom/office has separate heating system in wall
5. New Heating System for in ground pool (2 yrs old)

AC system:

4 New units (1 yr old)

1. Separate new AC system for Den, Living Room, Dining Room, Music Room
2. Separate new AC system for Family Room
3. Separate new AC system for 2nd and 3rd fl (zoned for separate control for floors)
4. Separate new AC system for Porch
5. 1st fl Bedroom/Office has built in wall system, separate control (8 yrs old)

Generator:

Whole house (7 yrs old) – selected outlets; switches in Hall

Sound System:

1. Built in sound speaker system for Family Room and Den (selected outlets); Pool Area is wired to six speaker locations
2. Wired speaker for Porch

Patio off Master Bedroom

Fiberglass flooring, entrance from Master Sitting Room

New Adirondack Porch

Windows, wet bar, built-in BBQ, flooring (2 yrs old)

Pool

Remodeled 3 years ago:

1. Rebuilt new plaster pool, new tile, replumbed lines, 3 separate pumps for pool, (water fall, pool cleaner, pump)
2. New travertine tile around pool (3 yrs old)
3. New pool surround lighting (2 yrs old)
4. New yard metal fence, 600 feet with 6 double gates

New Roof:

Installed entire new roof, with new vents, ice shields (4 yrs old)

Storage Sheds:

1. Pool heater and supplies
2. Shed for patio furniture
3. 6 barn track door shed for extra storage