



**1 AND 2 BEDROOMS**  
**SOPHISTICATED APARTMENT HOMES**

# 20 Acres of Natural *Beauty*





# Homes Crafted in *Every Detail*

Get ready for a modern lifestyle, designed with you in mind, throughout our selection of spacious 1 and 2 bedroom residences that offer all the creature comforts of your ideal home. Surround yourself with style, space, and sunlight in layouts that combine private laundry, ample storage, and chef-inspired kitchen design with oversized windows and plenty of other perks to get excited about.

## LIVING

- 9' Ceilings
- Espresso Luxury Plank Flooring
- Wall-To-Wall Carpeted Bedrooms
- Custom Built Closets
- In-Home GE Vented Washer & Dryer
- Central Air Conditioning
- Complimentary Window Treatments
- Balconies and Patios\*

## KITCHEN

- Chic Open Kitchen Layouts with Islands & Granite Countertops
- Sleek Full-Sized Whirlpool Stainless Steel Appliances
- Stainless Steel Microwave by Whirlpool
- Stainless Steel Dishwasher by Whirlpool
- 4-Burner Gas Range
- Custom Chestnut Wooden Cabinets
- Chrome Faucet with Pull-Out Sprayer

## BATHROOM

- Large Vanities with Quartz Countertops and Built-In Shelving
- Custom Built Linen Shelves
- Glass Shower Doors
- White Porcelain Subway Tile
- Chrome Moen Faucets & Showerhead

*\*In select units*



# Modern Ease to Your Everyday Life

Your new 20-acre community boasts an incredible array of indoor and outdoor amenities curated to bring seamless, modern ease to every day of your life. Explore miles of trails and abundant green space alongside a resort-inspired swimming pool and endless opportunities to rest, relax, exercise, connect, work-from-home - and so much more.



## COMMUNITY AMENITIES

- 20-acre Park with 3.5 Miles of Walking and Fitness Trails
- Luxurious 10,000 Square-Foot Clubhouse
- Resort Style Pool
- Outdoor Entertainment Areas with BBQ grills and Fire Pits
- State-of-The-Art Fitness Center with Yoga Studio
- Billiards Room
- Pet Spa
- Dog Run
- Package Concierge
- Valet Trash Service
- Onsite Parking
- Private Garages Available
- Complimentary Resident Shuttle to NJ Transit Station



## ROSELLE SHOPPING CENTER



### MAIN ENTRANCE

Gate House

### RARITAN RD

1

CLUBHOUSE

COURTYARD & SWIMMING POOL

21

20

19

18

17

16

15

14

13

12

11

10

3

4

5

6

7

### RARITAN RD

38

37

36

39

33

34

27

28

29

30

22

25

26

24

23

31

32

### SECOND ENTRANCE

RARITAN RD

GREENWAY BLVD

WALKING TRAIL

DOG PARK

POND

GAZEBO

WEST BROOK

### PAVILION

BBQ Grills & Fire Pits



**0.5 Miles**

To Roselle Shopping Center

**9 Minutes**

To Linden Train Station

**40 Minutes**

Train Ride to Penn Station

**15 Minutes**

To Newark Liberty International Airport

**25 Minutes**

To The Prudential Center

**35 Minutes**

To Sports Illustrated Stadium



# Connectivity Meets Peace & *Calm*

Discover an idyllic suburban location, home to the perfect balance of access and escape. Explore a selection of local shops, restaurants, and activities set against a backdrop of beautiful green space, while The Park's complimentary private shuttle offers free rides to the Linden Train Station with service to NYC and beyond.



417 Raritan Rd,  
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managed by  
**BOZZUTO**

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