



LUXURY, LOCATION, Lifestyle

Homeowners discover every amenity they could possibly desire at Chestnut Ridge, a new community by Fernmoor Homes.



Imagine living in the perfect community:

In this paradise, each home is beautifully crafted with impeccable design, and equipped with high-end appliances and finishes that can be customized to your liking; it's located in a highly acclaimed school district; it has plenty of elbow room, located on a lot measuring more than an acre; and it's in an ideal location, only minutes away from Philadelphia, Wilmington, Del., and from the business districts of South Jersey like Cherry Hill and Marlton.

You don't have to imagine anymore, because this community exists. It's called Chestnut Ridge, a community of 36 luxury single-family homes,

just across the bridge in beautiful Woolwich Township.

Chestnut Ridge by Fernmoor Homes is a family-owned company located in Jackson, N.J., known for building innovative homes throughout New Jersey and Delaware. For over 25 years, homeowners have come to expect expertise, professionalism and attention to detail from Fernmoor's team of professionals who are committed to exceeding each client's expectations. In addition, Fernmoor Homes and its affiliated partners have been recognized for excellence by the Shore Builders Association of Central NJ, the New Jersey Builders Association, the Home Builders Association of Delaware and the National Association of Home Builders.

Chestnut Ridge offers four types of homes: Cypress, Elm, Hickory and Juniper. Prices range from \$387,990 to \$418,990, with Cypress at one end of the scale and Juniper at the other. The homes range from 2,682 to 3,357 square feet plus, with each one including four bedrooms, two and a half bathrooms, an open floor plan and a two-car garage. Each floor plan can be expanded with one of their many structural options.

"We're able to customize the floor plans; we have many options," says Michelle Bachrach, on-site sales manager for Fernmoor Homes. "The Juniper has a beautiful two-story entry with a formal living and dining room, plus an office. It's more elegant and upscale, whereas Cypress might attract buyers who are looking for more square footage, but we're able to offer it at a more affordable price point below \$400,000." →

Customized and Personalized

At Chestnut Ridge, options abound. Fernmoor can add rooms such as an in-law suite, sunroom and a conservatory, and they can finish the basement and build a custom deck if the buyer desires.

"If someone says I want an in-law suite, we'd be able to expand the conservatory and add a handicap accessible bathroom," says Carol Smith-Gephart, director of sales and marketing. "We have one gentleman that bought a conservatory and added a complete second story to it. That's what sets Fernmoor Homes apart in this particular community: We actually will further customize and personalize people's homes. We go outside of our normal offerings and will have the ability to actually semi-custom build the home, as opposed to most builders who stick to their plans or pre-plan options."

Chestnut Ridge also has a design center on site with a décor manager who can help buyers select all of their interior finishing selection.

"Some builders have you running around to multiple locations to select flooring, granite and cabinets, but we're customer service oriented," Bachrach adds. "We have everything here right on site."

Bachrach lives just five minutes from Chestnut Ridge and her son is a student in the Kingsway Regional School District, so she can attest to the area's desirability.

"It's a very good school system," she says. "The schools are challenging, innovative and they present a solid, challenging curriculum. The high school has a STEM program that students have to apply to, and only the best and brightest kids get

into it. People migrate to this area because of the schools and to be able to get into the Kingsway Regional school system for under \$400,000 on an acre-plus-lot home site and be extremely conveniently located is a huge plus in this location. Somebody who's buying a Cypress in this community is buying a \$400,000 home in a \$500,000 to \$550,000 community."

Location, Location, Location

Woolwich Township is minutes from I-295 and the New Jersey Turnpike, with access to Central and North Jersey, as well as Philadelphia and Delaware. In other words, it offers convenient access for easy travel. Rowan University and the new Inspira Medical Center in Mullica Hill, N.J.—a \$349 million project currently under construction—are both just 10 minutes away as well.

"We're not on top of the turnpike like some communities where it's in their backyard," Bachrach says. "We're in such a beautiful location surrounded by farmland, but yet still very close to the Amish Market in Mullica Hill and minutes from the town of Swedesboro, which is the restaurant district."

In her experience as a local realtor, Bachrach says people from the Philadelphia suburbs who are interested in moving to New Jersey tend to think of areas such as Cherry Hill and Moorestown, "but this area is very upscale with a better price point."

Comparable new construction homes in communities north of Cherry Hill are in excess of the \$700,000 price range, but this community is offered starting at

\$387,990," she says. "Because of the easy access to the turnpike and 295, it also seems to be a central hub where you have one parent working in Philadelphia and the other parent working in Delaware."

In addition, there are many convenient shopping options just 20-30 minutes away, including the Cherry Hill and Deptford malls, and the Christiana Mall in Delaware which has tax-free shopping.

While Bachrach was born and raised in Philadelphia, she has lived in Gloucester County for 20 years and couldn't be more proud to call it home. Her knowledge of the South Jersey real estate market—specifically Woolwich Township—made her the ideal sales manager to sell homes in Fernmoor Homes' Chestnut Ridge community. She considers herself an important resource for those who may be unfamiliar with the area, offering important insights as to commuting times to Philadelphia, major business hubs, and local shopping and recreation.

"It's important to have someone like Michelle who has the information available for folks coming from outside of the area, and even for folks moving up to the next-level home," Smith-Gephart says. "It's a big change. It's a big move."

Outstanding value isn't an option at Fernmoor Homes. It is built into every home for today and tomorrow.

Tours of the community are available Sunday through Thursday, from 10 a.m. to 5 p.m. or by appointment. To set up a tour and inquire about purchasing a home in the Chestnut Ridge community, call Michelle Bachrach at (856) 624-9100. ■

Some of the features included in each house:

- Granite countertops with a stainless steel, under-mount sink
- Maple kitchen cabinets with 42-inch uppers and crown molding
- Full basement
- Hardwood floors
- Two-zone, gas-forced, hot-air heating and cooling system
- Decorative nickel-finish lighting fixtures in the dining room, entry foyer, first- and second-floor hallways, baths and walk-in closets



Chestnut Ridge

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