

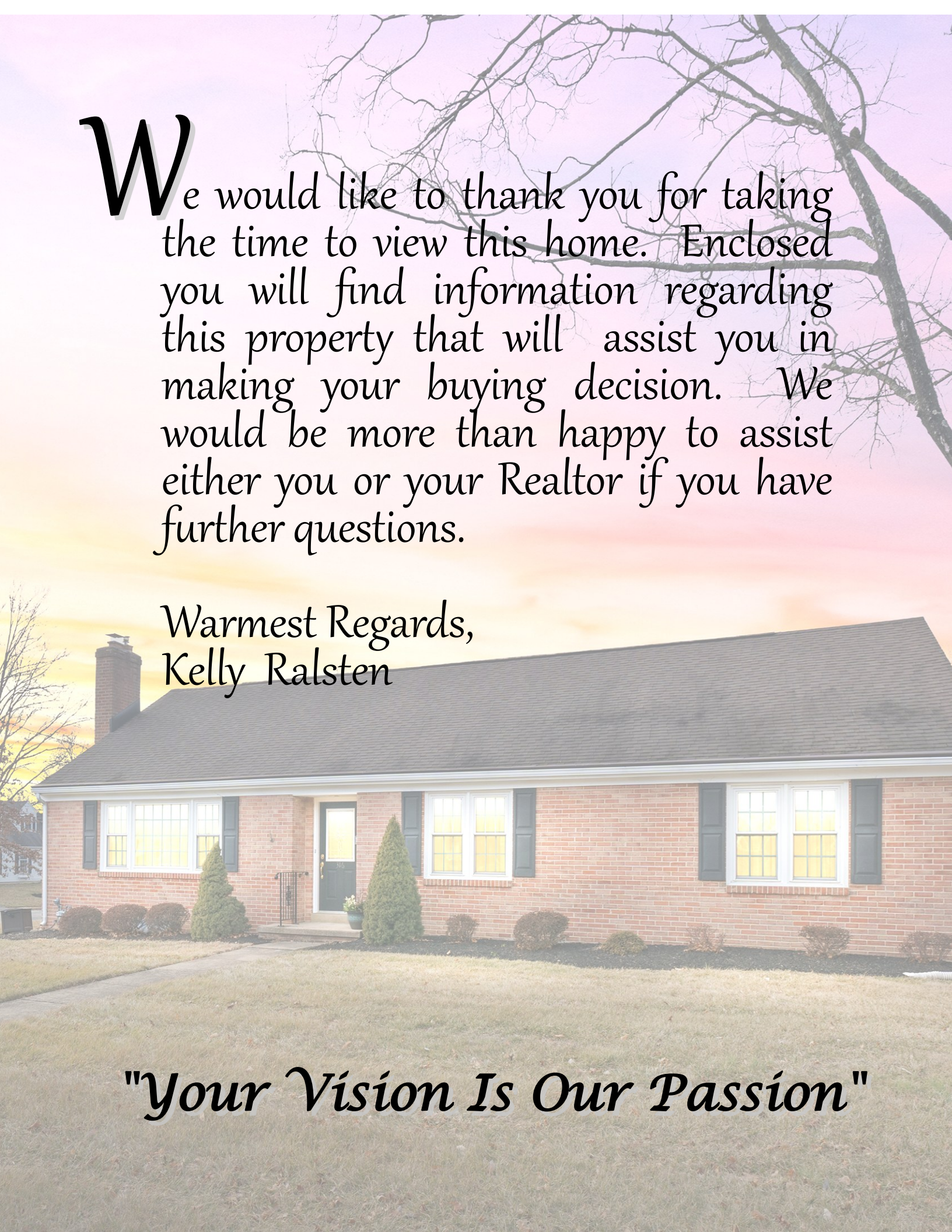
Welcome to

316 Wilson Road
Oaklands



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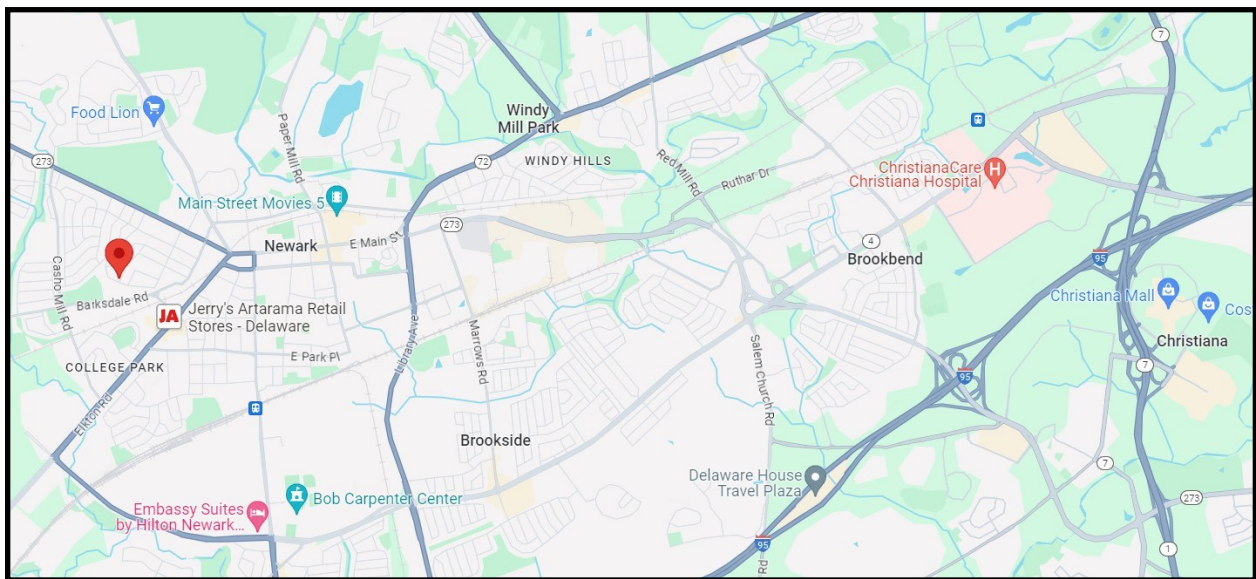
We would like to thank you for taking the time to view this home. Enclosed you will find information regarding this property that will assist you in making your buying decision. We would be more than happy to assist either you or your Realtor if you have further questions.

Warmest Regards,
Kelly Ralsten

"Your Vision Is Our Passion"

Welcome

Welcome to 316 Wilson Road in the City of Newark's Oaklands community. This four bedroom, two full bath brick ranch home features a classic floor plan with Foyer, spacious Living Room with wood burning Fireplace, Dining Room, updated Kitchen, Family Room with gas Fireplace, First floor Laundry Room, and a two car detached Garage. Its many updates include Kitchen renovation, addition to include Family Room, Laundry Room and updated full Hall Bathroom.



Exceptionally well located, it is in walking distance of University of Delaware, Main Street, Hillside Park and Playground, Handloff Park, Oaklands Swim Club, and Newark Country Club. It's a short distance to the STAR Campus, Newark Amtrak Station, major highways, schools and shopping.

Gracious Living Spaces



Set on a picturesque street, this home features mature trees, easy care shrubs and walkway leading to front door. Enter the updated front door with decorative glass window, into the Foyer with hardwood floors and a coat closet.



Living Room



The Living Room features a wood burning Fireplace with brick hearth and surround, and wood mantel. There are hardwood floors, bright picture window, and crown molding. It is open from the Foyer to the Dining Room.



Dining Room



Dining Room is adjacent to Kitchen and Living Room. It features hardwood floors, light-filled bay window, brass chandelier, crown molding, and chair rail trim.



Kitchen



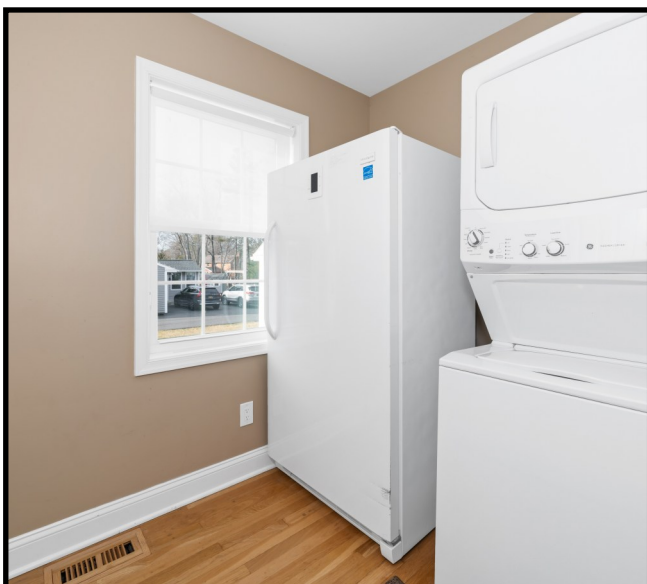
This Kitchen was expanded and totally renovated with many high end finishes including granite countertops, tile backsplash and hardwood floors. The abundant cherry cabinets have under cabinet lighting, built-in spice rack, some soft close cabinets and roll out drawers. The expansive island features farmhouse stainless steel sink, filtered water dispenser, soap dispenser, two electrical outlets, and built-in double trash drawer, seating for four, and 3 stained glass designer pendants.



Kitchen



Quality stainless steel appliances include Kitchen Aid five-burner cook top with Broan hood, Samsung French Door refrigerator, Maytag convection oven, Frigidaire dishwasher, and Panasonic built in microwave. The renovation included cabinets and additional space for a Wine Bar with Frigidaire dishwasher, as well as another space for a Coffee Bar. Adjacent to the Kitchen is a Laundry Room with hardwoods, closet, and GE stackable washer/dryer. Double French doors lead to the Paver Patio and yard.



Family Room



The Family Room addition created a versatile room open to the Kitchen with hardwood floors, four windows, ceiling fan, recessed lights and eyeball light, and a gas Fireplace.



Primary Bedroom Suite



The spacious Primary Bedroom features hardwood floors, ceiling fan, two spacious double door closets, shoe closet, one double and one single windows. The en-suite Bath has been updated with LVP flooring, vanity, sink and toilet, brushed nickel hardware and updated frameless door for the oversized tile shower.



Bedroom Two



Bedroom Two has hardwood floors, two windows, and a double door closet.



Bedroom Three



Bedroom Three features hardwood floors, double window and a double door closet.



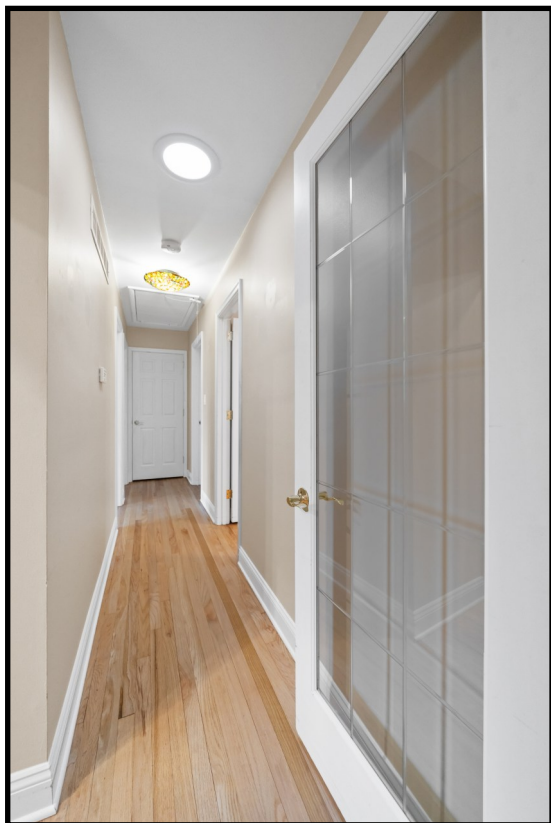
Bedroom Four



Bedroom Four features hardwood floors, double window, closet, recessed lights and ceiling light fixture.



Hallway



A new door with decorative glass insert opens to the Hallway, with “Sun Tunnel” skylight, stained glass light fixture and pull-down stairs to the attic. The full Hall bathroom has been updated with LVP floor, Kemper vanity with slow close door and integral sink, and recessed LED lighting. The tub has updated tile surround, handheld shower fixture, built-in niche and grab bars.

Lower Level



The expansive Basement has two sections. The unfinished open area has access to the house systems including Carrier natural gas HVAC, and Bradford White 40 gallon water heater with expansion tank. There is a utility sink and work bench. Another area is painted with partial dropped ceiling. Additionally there is access to large crawlspace areas.



Detached Garage



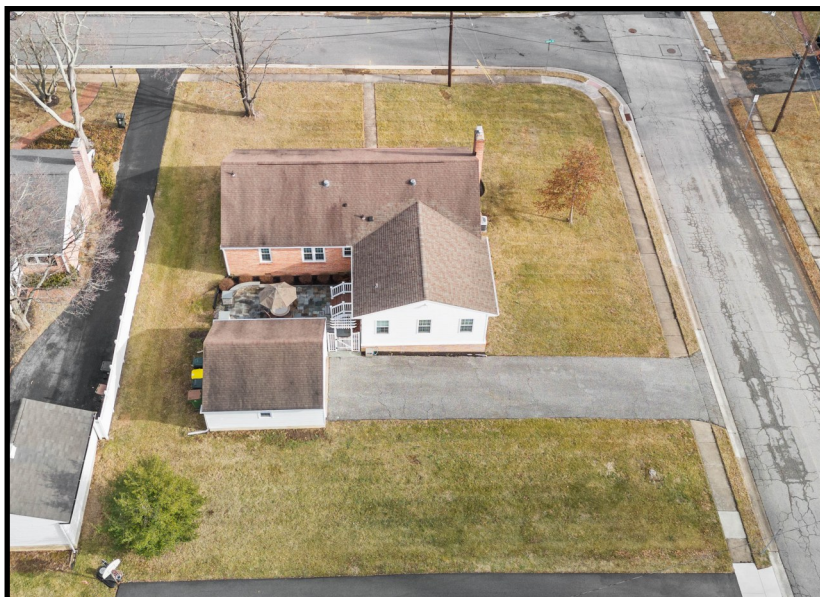
The two car detached Garage with electric door opener is accessible from the driveway has a service door which opens to the Paver Patio.



Outdoor Fun



Double French doors from the Kitchen lead to a Trex landing with PVC railings, and the private Paver Patio. The curved half-walls are slate topped and provide extra seating areas.



Around the Neighborhood



Oaklands is a beautiful neighborhood with sidewalks and tree lined streets in the City of Newark with a premier location and amenities to enjoy. Walk to nearby Hillside Park and Playground, Oaklands Pool, Handloft Park Tennis Courts, Newark Country Club, South Main Street, and just beyond are University of Delaware main campus and the shopping and restaurants on Main Street.



Home Systems

- 4 bedrooms and 2 full bathrooms
- Detached 2 car Garage with opener
- Wood burning fireplace in Living Room
- Gas fireplace in Family Room
- Family Room addition, which also enlarged Kitchen and added Laundry Room
- Hall Bath updated with new floor, vanity, toilet and faucet
- Most windows replaced
- 2 “Sun Tunnel” skylights
- Pull down stairs to attic
- Sizeable basement crawlspace
- Sump pump and back up battery
- 40 gallon Bradford White water heater
- Carrier natural gas HVAC
- Stacked Washer/dyer included