



# PRAWDZIK

PROPERTIES

INVEST WITH TRUST, BUILD WITH PASSION  
INFORMATION PACKAGE



## SIMS AVENUE SCOTCH PLAINS, NEW JERSEY

New Construction | 5 Bedrooms / 4.5 Bathrooms  
3,750 SQ. FT Living Space

**Estimated Completion:** Quarter 4 of 2022



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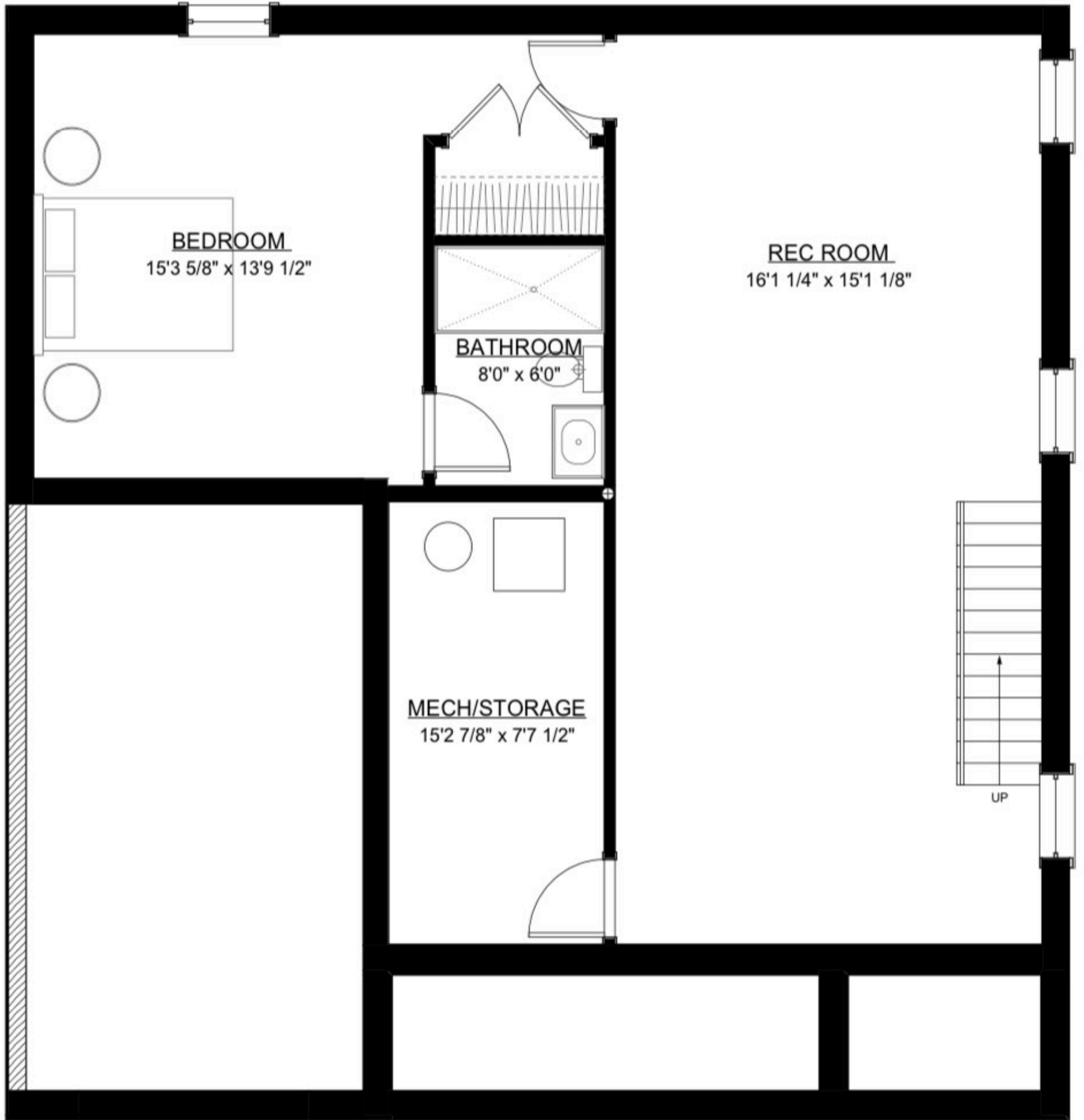






**SIMS AVENUE SCOTCH PLAINS, NEW JERSEY**  
New Construction | 5 Bedrooms / 4.5 Bathrooms  
3,750 SQ. FT Living Space

**FLOOR PLANS**  
Basement



**1 BASEMENT FLOOR PLAN**  
Scale: 1/4" = 1'-0"

PROPOSED BASEMENT AREA: 1037 SF



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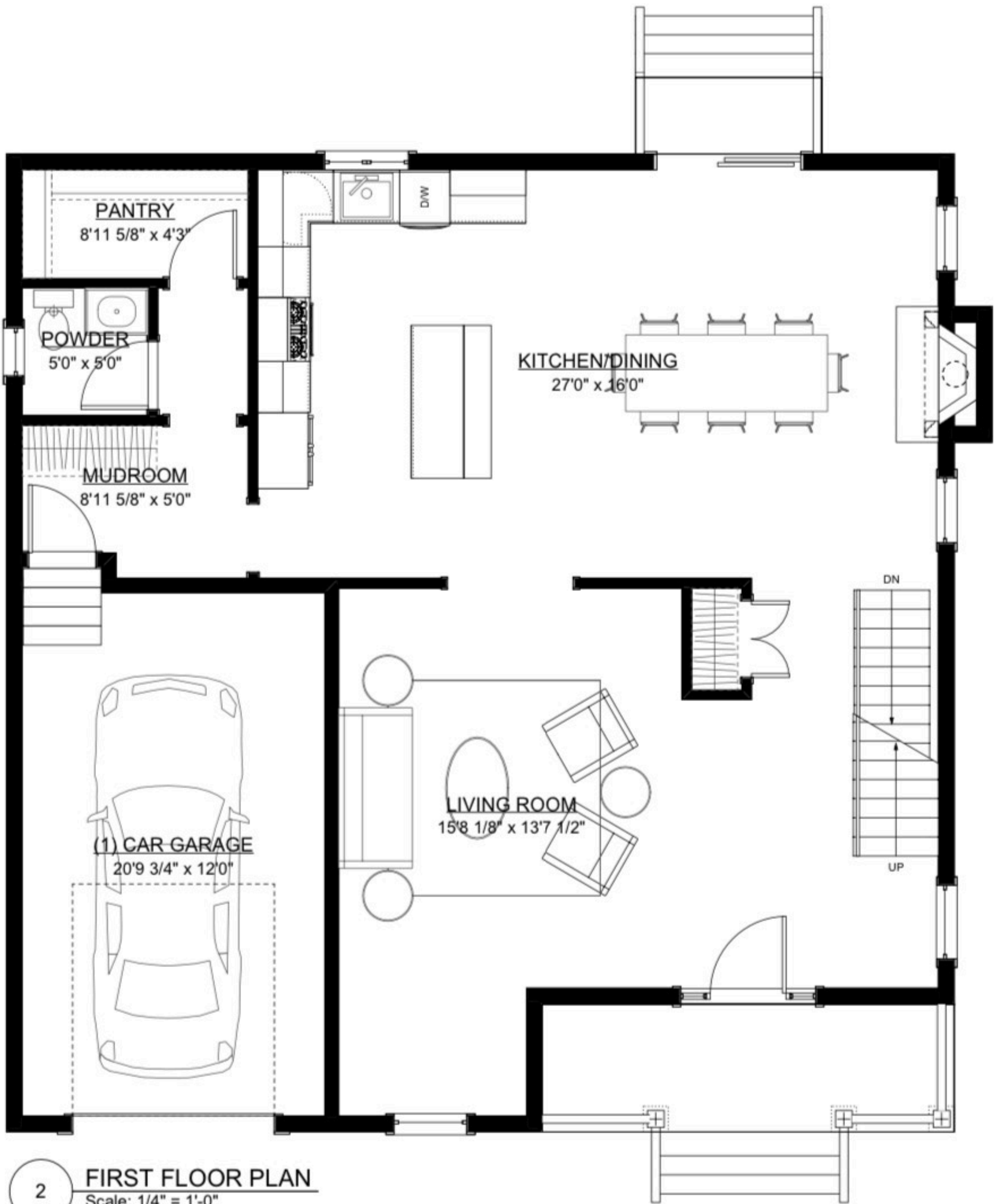




# SIMS AVENUE SCOTCH PLAINS, NEW JERSEY

New Construction | 5 Bedrooms / 4.5 Bathrooms  
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## FLOOR PLANS First Floor



2

### FIRST FLOOR PLAN

Scale: 1/4" = 1'-0"

PROPOSED (2) CAR GARAGE AREA: 280 SF  
PROPOSED FIRST FLOOR AREA: 1121 SF



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**SIMS AVENUE NORTH ARLINGTON, NEW JERSEY**

New Construction | 5 Bedrooms / 4.5 Bathrooms

3,750 SQ. FT Living Space

**FLOOR PLANS**

Second Floor



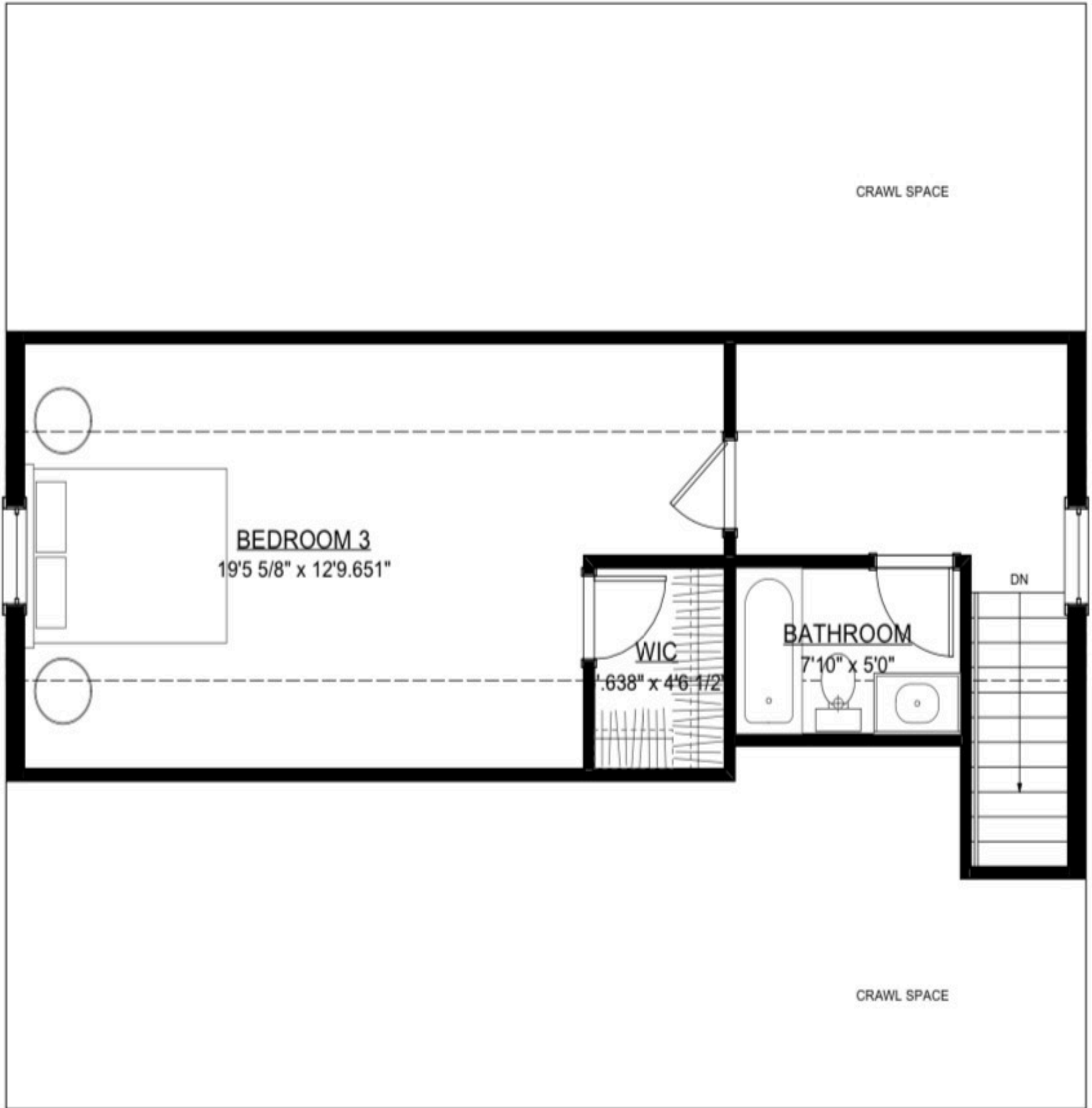
**3 SECOND FLOOR PLAN**  
Scale: 1/4" = 1'-0"





**SIMS AVENUE SCOTCH PLAINS, NEW JERSEY**  
New Construction | 5 Bedrooms / 4.5 Bathrooms  
3,750 SQ. FT Living Space

**FLOOR PLANS**  
Unfinished Attic



4

**ATTIC FLOOR PLAN**

Scale: 1/4" = 1'-0"



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## PROPERTY DISCLAIMER



# P R A W D Z I K

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Homes on this website that are identified as “Coming Soon” and /or “For Sale” are in the process of being built by Prawdzik Properties and subject to Prawdzik Properties’ and its professionals’ discretion in the ultimate means, methods, form, construction, and design of the final product. Any photos, renderings, and/or floor plans listed on this website are non-final depictions of what the home may look like once complete. Such homes remain subject to design changes, both to the interior and exterior, that may occur during the home’s construction as a result of on-site or other external conditions outside of PrawdzikProperties’ control. These changes may include, but are not limited to, the total square footage, bedroom count, fixtures, finishings, bathroom count, and floor plan layout. Irrespective of whether the home is still being marketed or is “Under Contract” or is “Sold”, Prawdzik Properties has discretion to make changes based on its professional expertise. Additionally, all floor plans, drawings, and renderings are for illustrative purposes only and do not constitute the exact design for the home or its finishings. The images, floor plans, renderings, or other depictions of any home on this website may not accurately reflect the present state of the home or its final outcome. For full up-to-date plans and design concepts, please contact Hugo Alves in our Acquisitions Department.

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## PRAWDZIK PROPERTIES CORE VALUES

**Integrity- Reliability - Consistency**

