



1501 Lincoln  
North Cape May, NJ 08204

Asking \$1,449,000.00



### COMMENTS

This one of a kind 6-bedroom, 3.5-bathroom, 4-story residence is ideally positioned mere steps away from the picturesque Delaware Bay Beaches. Spectacular views of the captivating sunsets can be viewed from the balcony & rooftop deck. The spacious main living area boasts a grand open floor plan, encompassing the great room, dining area, and kitchen. Descending the stairs leads to a bedroom, a half bath, and an additional living space with outdoor access to the back patio, hot tub and exterior shower. The third-floor features three bedrooms and two baths. Two of the bedrooms offer access to a balcony which overlooks the bay. The master suite occupies the top floor, showcasing a splendid balcony with bay views and a staircase leading to the rooftop deck, providing panoramic views. The master ensuite features two vanities, a Jacuzzi tub, and a walk-in shower. The detached two-bay garage is constructed with 2X6 framing, offering the potential for a second-story addition (subject to buyer receiving permits for construction). The home currently rents for the summer and is a great income producing property. Seller's cannot close until January.

### PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Patio	Garage	Living Room
	Deck	2 Car	Kitchen
	Cable TV	Concrete Driveway	Dining Area
	Sidewalks		Great Room
	Outside Shower		
	<b>Also Included</b> Appliances Included Range Oven Microwave Washer Dryer Dishwasher Disposal		
	Ask for Mark Kolmer Berger Realty Inc 109 E 55th St., Ocean City Call: 609-399-4211 Email to: mkj@bergerrealty.com		
			Heating Gas - Natural 



Cooling  
Central Air Condition

HotWater  
Gas- Natural

Water  
City

Sewer  
City