

**1838 Route 9 South  
Ocean View, NJ 08230**

**Asking \$799,990.00**



**COMMENTS**

MOVE-IN READY, New Construction Home! Please call for appointments and information. New construction, luxury single family home nestled on an oversized 2.5 acre lot in the highly sought after Upper Township School District and just minutes away from the stunning beaches of Ocean City. Discover the convenience of living just minutes from the Garden State Parkway – a commuter's paradise! Embark on leisurely strolls through Corson's Inlet State Park or the Ocean City Dog Park. Indulge in the allure of beachside and boardwalk attractions, explore charming local shops and restaurants, or tee off at the nearby Heritage Links Golf Club. With its array of attractions and amenities, Upper Township living truly offers something for everyone! This Hampshire floorplan is a stunning new construction home plan featuring 3,230 square feet of living space, 4 bedrooms, 3 bathrooms, a large loft area and a 2-car garage with full, unfinished basement and extended stone driveway. The Hampshire is popular for a reason! As you're welcomed into the home, you're greeted by the spacious formal dining room, the perfect space to entertain your guests on those special occasions. The foyer opens up to a much desired, open concept living space with a fireplace highlighted by a gourmet kitchen with plenty of counter space, walk-in butlers pantry, double wall oven and an oversized quartz island overlooking the casual dining area and living room. Tucked off the living room is a downstairs bedroom and full bath – the perfect guest suite or home office. Upstairs you'll find a large loft area, upstairs laundry and three additional bedrooms, including the owner's suite, which highlights a cozy sitting area, huge walk-in closet and a luxurious bathroom. Your new home also comes complete with our Smart Home System featuring a Qolsys IQ Panel, Honeywell Z-Wave Thermostat, Amazon Echo Pop, Video doorbell, Eaton Z-Wave Switch and Kwikset Smart Door Lock. Ask about customizing your lighting experience with our Deako Light Switches, compatible with our Smart Home System! \*Photos representative of plan only and may vary as built.

**PROPERTY DETAILS**

ParkingGarage	OtherRooms	InteriorFeatures	AppliancesIncluded
Garage	Living Room	Fireplace- Gas	Range
2 Car	Dining Room	Loft	Oven
Attached	Kitchen	Laminate Flooring	Microwave Oven
	Eat-In-Kitchen		Dishwasher
	Dining Area		Stove Natural Gas
	Pantry		
	Laundry/Utility Room		
	Loft		

# Berger Realty

• Since 1928 •



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



Basement  
Full

Heating  
Gas Natural

Cooling  
Central Air Condition

HotWater  
Gas- Natural

Water  
Well

Sewer  
Septic



Ask for Barbara Fasy  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-391-1330  
Email to: [bf@bergerrealty.com](mailto:bf@bergerrealty.com)

