



**1305 Maryland  
Cape May, NJ 08204**

**Asking \$1,700,000.00**



**COMMENTS**

Welcome to this Cape May vintage 1940 cottage, where the scent of salt air and the lingering sounds of ocean waves can be yours! The quaint cottage is nestled in the desirable neighborhood on Maryland Avenue, just 3 blocks from the beach. The entryway to the home is a lovely sunporch that leads to the coziest living room and dining room which feature rich hardwood floors and gas fireplaces for chilly fall evenings. Take a peek upstairs to find 2 charming bedrooms and vintage bathroom complete with original clawfoot tub. Downstairs, the kitchen offers a warm feel complete with all appliances adjacent to a full laundry room, washer and dryer included. There is a full bathroom and 2 additional bedrooms and TV room/ library on the main level. The master bedroom with fireplace offers a spacious feel that leads to the homes private perennial gardens that have been lovingly maintained. The home sits on a 60x125 lot and offers a driveway and vintage garage. The home is serviced by natural gas and recent updates include a new natural gas hot water heater and filtered water faucet in the kitchen. The cottage offers the perfect blend of eclectic style and comfort with great location! The home is being sold partially furnished.

**PROPERTY DETAILS**

Exterior Shingle	OutsideFeatures Patio Fenced Yard Cable TV	ParkingGarage Garage Stone Driveway	OtherRooms Living Room Dining Room Kitchen Den/TV Room Laundry/Utility Room Florida Room Storage Attic 1st Floor Primary Bedroom
InteriorFeatures Fireplace- Gas Wood Flooring Smoke/Fire Alarm Fireplace - Electric	AppliancesIncluded Range Oven Refrigerator Washer Dryer Dishwasher Smoke/Fire Detector Stove Electric	AlsoIncluded Partial Furniture	Basement Crawl Space

# Berger Realty

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