



280 28th  
Avalon, NJ 08202

Asking \$1,595,000.00



#### COMMENTS

This is one of the very few four bedroom homes available in Avalon under \$2,000,000 and offers superior quality throughout. This "front" of a front/back home, on an over-sized lot, lives and feels like a single home offering sun-filled windows on three sides of the house (as opposed to your typical side-by-side). Located just a stroll from the heart of Avalon, this location offers the convenience of Wawa, a night in the town with fine restaurants, Mini Golf and Ice Cream! With the bay just across the street, enjoy beautiful sunset views from your over-sized deck, Kitchen and Master Bedroom. This upside-down layout offers three generously sized bedrooms, full bathroom and a large laundry room on the first floor. With soaring ceilings of 18 feet, the second floor offers spaciousness and an abundance of sunlight throughout this open floor plan. The over-sized "Wrap-Around" deck offers plenty of all-day sunning and two large pub tables for enjoying dinner and drinks/entertaining. The custom gas fireplace adds a sense of coziness and comfort on a cold Fall/Winter Day! All of the home systems and appliances are newer, and the well-designed Outdoor Shower completes the "Shore Experience". With an-oversized detached shed, there is no problem with storing bikes, chairs, paddleboards, etc. The separate garbage and recycling shed keeps everything nice and tidy. Don't short-change yourself - this is a "Must See to Appreciate the Quality and Craftsmanship" house that "Checks All of the Boxes". This home comes furnished with a "few exclusions list".

#### PROPERTY DETAILS

UnitFeatures	ParkingGarage	OtherRooms	AppliancesIncluded
Fireplace	2 Car	Living Room	Range
Hardwood Floors	Concrete Driveway	Kitchen	Oven
Wall To Wall Carpet		Eat In Kitchen	Self-Clean Oven
Cathedral Ceiling		Dining Area	Microwave Oven
Foyer		Laundry/Utility Room	Refrigerator
Tile Floors		Storage Space	Washer
			Dryer
			Dishwasher
			Disposal
			Smoke/Fire Detector
			Stainless Steel
			Appliance
AlsoIncluded	Heating	Cooling	HotWater
Drapes	Gas Natural	Central Air	Gas
Furniture		Ceiling Fan	

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