



**5961 Ocean
Avalon, NJ 08202**

Asking \$4,495,000.00



COMMENTS

Spectacular New Construction Single Family Home! Situated in the highly desirable south end of Avalon. Only a block and half to the beach path, this new home will be a must see. Carefully laid out over three levels of living this home will feature: 6 bedrooms 6.5 Baths, 4 stop elevator, bay views, tons of ground level storage, swimming pool, six decks, additional 1st floor family room, and MORE. From the ground level there is ample (4) off street parking spaces including a 1 car garage with elevator access. In the rear is a large swimming pool with plenty of room for lounge chairs and/or outdoor dining set, outdoor shower, and a covered deck with access directly to 1st floor living room. On the first floor you have a large (additional) living space with built in wet bar, two bedrooms, and a laundry room. Moving to the 2nd floor you are immediately greeted with cathedral ceilings over the living space, a true chef's kitchen with subzero/wolf appliance package, a bump out for large dining table, powder room, and two additional bedrooms each with their own full bathroom. From the 2nd floor living space you will get views of the back bay and beautiful sunset views looking to the west. These views are enhanced once you step on the oversized 2nd floor deck! The third level features two additional bedrooms each with their own full bathroom and personal deck spaces. In the rear is a MASSIVE master suite with walk in closet, oversized bathroom, and access to your own deck space. In the hall you have access to washer and dryer as well as the final stop for the elevator. Also on this level is a second bedroom which will have sunset and water views from a west facing deck. ACT NOW as this Builder has been known to build with the highest level of quality! Call now and work with builder personally to customize this new build into YOUR DREAM SHORE HOME! To be completed Spring 2025!

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Hardie Board	Patio	Garage	Living Room
	Deck	1 Car	Dining Room
	Fenced Yard	Stone Driveway	Kitchen
	Outside Shower	4 car parking	Dining Area
	In Ground Pool		Laundry/Utility Room
			Storage Attic
InteriorFeatures	AppliancesIncluded	Basement	Heating
Bar	Range	Crawl Space	Gas Natural
Cathedral Ceilings	Oven		Multi-Zoned
Elevator	Refrigerator		
Fireplace- Gas	Washer		

Berger Realty

• Since 1928 •



Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
1-877-237-4371 / 609-399-0076
✉ info@bergerrealty.com



Smoke/Fire Alarm	Dryer		
Storage	Dishwasher		
Walk in Closet	Stove Natural Gas		
Kitchen Island	Stainless steel		
Beverage Refrigerator	appliance		
Cooling	HotWater	Water	Sewer
Central Air Condition	Gas- Natural	City	City
Multi Zoned	On Demand		



Ask for Lauren Greiner
Berger Realty Inc
3160 Asbury Avenue, Ocean City
Call: 609-399-0076
Email to: img@bergerrealty.com

