



**40 Harbor
Cape May, NJ 08204**

Asking \$2,195,000.00



COMMENTS

Home delivery will be for late Spring Early Summer 2025. Permits are approved and ready to start building. Cape May Cove is a brand-new development of single-family homes neighboring Harbor Cove and truly a unique opportunity to be part of one the last new construction developments in Historic Cape May. Homes on Harbor Cove offer water views of Cape May Harbor with a large section of undisturbed wetlands in the rear of the development. This highly desirable location is a short distance from Cape May Harbor, the Fisherman's Memorial, Cape May Coast Guard Training Center, and Beach. These last three available lots on Harbor Cove are part of the Cape May Harbor Village and Yacht Club. Cape May Harbor Village offers a two-acre park, tennis court, and a marina where each lot will have a choice in a deeded 35-foot boat slip right around the corner from their home.

PROPERTY DETAILS

Exterior	Outside Features	Parking	Other Rooms
Shingle	Deck	Garage	Living Room
Other	Screened Porch	2 Car	Kitchen
	Fenced Yard	Auto Door Opener	Den/TV Room
	Cable TV	4 car parking	Dining Area
	Sidewalks		Laundry/Utility Room
	Sprinkler System		Storage Attic
	Appliances Included	Basement	Heating
	Ask for Carole Leda	Lab	Gas Natural
	Berger Realty Inc		Forced Air
	109 E 55th St., Ocean City		Unit 204
	Call: 609-399-4211		
	Email to: cl@bergerrealty.com		
	Dishwasher		
	Disposal		
	Smoke/Fire Detector		
	Stove Natural Gas		
Cooling	Hot Water	Water	Sewer
Central Air Condition	Gas- Natural	City	City
Multi Zoned			

