

# Berger Realty

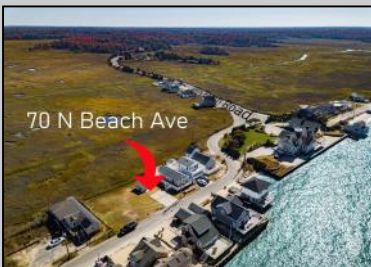
Since 1920



Berger Realty, Inc.  
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70 N Beach Ave | Reed's Beach  
Approx. Lot Size: .22 AC



70 N Beach Ave



70 Beach  
Cape May Court House, NJ 08210

Asking \$374,900.00



70 N Beach Ave encompasses a much larger lot than all of the surrounding properties!

## COMMENTS

The one you've been waiting for! Welcome to 70 N Beach Ave - a fully remodeled raised 2-bed rancher on a LARGE 125'X75' lot in the rarely offered Reed's Beach community in Cape May Court House! Breathtaking views of nature, wildlife, and sunrises/sunsets are a daily occurrence in Reed's Beach. Take note of the impressive lot size in comparison to the surrounding properties! The home has been fully remodeled with vaulted ceilings and recessed lighting, hardwood flooring, newer kitchen cabinets and electric appliances, upgraded electric service, wraparound Trex deck, vinyl siding, and shingle roof. There is a concrete driveway to park 4 vehicles as well as a shed for yard tools. Take in the panoramic views of the Delaware Bay and surrounding Wildlife Preserve and marshlands, which will never be built upon or obstructed, while you sip your morning coffee on the rear Trex deck. This is a rarely offered opportunity not to be missed! Whether you are looking for a year-round residence or a seasonal second home, you will fall in love with the lifestyle that the Reed's Beach community provides for! A/C and Furnace were replaced in 2017.

## PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck	ParkingGarage Concrete Driveway 4 car parking	OtherRooms Living Room Kitchen Laundry Closet
AppliancesIncluded Refrigerator Washer Dryer	Heating Forced Air	Cooling Central Air Condition Electric	



Ask for Lauren Gruber  
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