









## 401 Wesley Ocean City, NJ 08226

Asking \$2,590,000.00



## COMMENTS

Come and enjoy the Ocean City lifestyle in this grand Queen Anne Victorian located just few blocks to the beach and boardwalk and a short walk to downtown shopping. Warm gathering areas including a billiard room, library, living room with fireplace, wrap around front porch, back deck for grilling and large rooftop deck for sunning and sunsets. This 11-bedroom (each with private bath plus 2 half baths) home boasts 7000 square feet of living space which was completely rebuilt in 1989 to today's standards. The home includes 2 rental income apartments, one with 2 bedrooms, living room, kitchen and full bath with Jacuzzi and separate shower. Convenience of four off-street parking spaces, garage, private beach shower and plenty of space to store your bikes. A great year-round treasure!

PROPERTY DETAILS			
Exterior Brick Shingle Wood	OutsideFeatures Deck Porch Grill Fenced Yard Cable TV Sidewalks Outside Shower See Remarks Sprinkler System	ParkingGarage Garage Parking Pad 3 Car Attached Auto Door Opener Heated Garage Assigned Parking Concrete Driveway See Remarks	OtherRooms Living Room Dining Room Kitchen Den/TV Room Recreation/Family Eat-In-Kitchen Breakfast Nook Dining Area Pantry Laundry/Utility Room Library/Study Workshop See Remarks In-Law Quarters
InteriorFeatures Fireplace- Gas Wood Flooring Security System Smoke/Fire Alarm Storage Wall to Wall Carpet Tile Flooring	AppliancesIncluded Range Oven Microwave Oven Refrigerator Washer Dryer Dishwasher	AlsoIncluded Drapes Curtains Shades Blinds Rugs Furniture See Remarks	Basement Finished Outside Entrance Heated

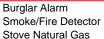
Disposal

Window Treatments





Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300 info@bergerrealty.com



Stove Natural Gas

Ceiling Fan

Multi Zoned

Cooling HotWater Central Air Condition Gas- Natural Water City

Multi-Zoned Sewer City

Hot Water

Heating

Gas Natural

Baseboard Radiator



Ask for John Tonkinson Berger Realty Inc 1330 Bay Avenue, Ocean City Call: 609-391-1330 Email to: jtn@bergerrealty.com

