Asking \$7,945,000.00







8331 First Stone Harbor, NJ 08247



COMMENTS

Charles Street Developers, LLC brings yet another masterpiece to market for Summer 2025. Enjoy sweeping view of the Atlantic Ocean from both the First and Second floors at this magnificent corner location just steps from the beach at 84th Street and First Avenue!! With an upside down floor plan that accentuates the expansive 180 degree view corridor, this home has it all. Six bedrooms, including one double bunk room, will feature natural stone and porcelain tiled ensuite baths, Thibault wall coverings, custom woodworking and trim, plantation shutters and motorized blinds. Soaring vaulted ceilings and oversized windows and sliders in the combined living, dining and kitchen areas on the second floor invite the natural beauty that surrounds this home indoors. A separate and more intimate family room on the first floor overlooks the expansive pool area patio out back. A summer kitchen / grille station will also allow for poolside entertaining after a relaxing day on the beach. Other amenities include: Lifetime Standing Seam Metal Roof & Maintenance Free Fiber Cement Composite Siding; Sub-Zero / Wolf Appliances, Finest quality flush inset cabinetry with 5/4\" doors, Kohler plumbing fixtures, Wire brushed white oak engineered hardwood flooring throughout, 3 stop elevator, Sonos A/V system, Oversized 14\' x 24 gunite pool by Avalon Pools, Inc., 295 SF of crawl space area at 8 foot height for FEMA access to ground level elevator; 1,200 SF of area at 6 foot height in crawl space for storage; 600 SF of decks with views at second floor, Landscaping and flower boxes by Garden Greenhouse and Nursery. Fully furnished inside and out by Restoration Hardware.

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Exterior	OutsideFeatures	ParkingGarage	OtherRooms			
Brick	Patio	Garage	Living Room			
Concrete	Deck	Parking Pad	Kitchen			
Metal	Grill	Attached	Den/TV Room			
	Fenced Yard		Dining Area			
	Sidewalks		Pantry			
	Outside Shower		·			
	In Ground Pool					
	Sprinkler System					

InteriorFeatures AppliancesIncluded AlsoIncluded **Basement** Cathedral Ceilings Range Shades Crawl Space Elevator Self-Clean Oven Blinds Outside Entrance Refrigerator Inside Entrance Fireplace- Gas **Furniture** Wood Flooring Washer

Smoke/Fire Alarm

Dryer





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Storage Tile Flooring Kitchen Island Beverage Refrigerator

Dishwasher Disposal

Heating Gas Natural Multi-Zoned Cooling Central Air Condition Ceiling Fan Multi Zoned HotWater Water On Demand City

Sewer City



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