

# Berger Realty

Since 1928



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

[oc17@BergerRealty.com](mailto:oc17@BergerRealty.com)



12 Henry  
Marmora, NJ 08223

Asking \$799,990.00



## COMMENTS

NEW CONSTRUCTION UNDERWAY! Please call for appointment to tour! Coastal Cove offers twelve new construction single-family homes nestled in the highly sought after Upper Township School District and minutes from the stunning beaches of Ocean City. The Hadley is a stunning new construction home plan featuring 2,628 square feet of living space, 4 bedrooms, 3 bathrooms, an upstairs loft area and a 2-car garage. With a roomy floor plan and flex areas to be used as you choose, the Hadley is just as inviting as it is functional! As you enter the home into the foyer, you're greeted by the flex room, you decide how it functions - a formal dining space or children's play area. The gourmet kitchen features a large, modern island that opens up to the casual dining area and living room, so the conversation never has to stop! Tucked off the living room is a downstairs bedroom and full bath - the perfect guest suite or home office. Upstairs you'll find a cozy loft, upstairs laundry and three additional bedrooms, including the owner's suite. Full basement included! \*Your new home also comes complete with our Smart Home System featuring a Qolsys IQ Panel, Honeywell Z-Wave Thermostat, Amazon Echo Pop, Video doorbell, Eaton Z-Wave Switch and Kwikset Smart Door Lock. Ask about customizing your lighting experience with our Deako Light Switches, compatible with our Smart Home System! \*\*Photos representative of plan only and may vary as built. \*\*Now offering closing cost incentives with use of preferred lender. See Sales Representatives for details and to book your appointment today!

## PROPERTY DETAILS



Other Rooms: Living Room, Dining Room, Kitchen, Dining Area, Laundry, Utility Room, Loft  
Interior Features: Gas, Wood Flooring, Loft, Walk in Closet, Kitchen Island  
Appliances Included: Range, Oven  
Heating: Gas Natural  
Cooling: Central Air Condition  
Water: Public  
Sewer: Septic

