



Berger Realty, Inc. 55th & Haven Avenue Ocean City, NJ 08226 609-399-0040



info@bergerrealty.com



4599 5th Avalon, NJ 08202

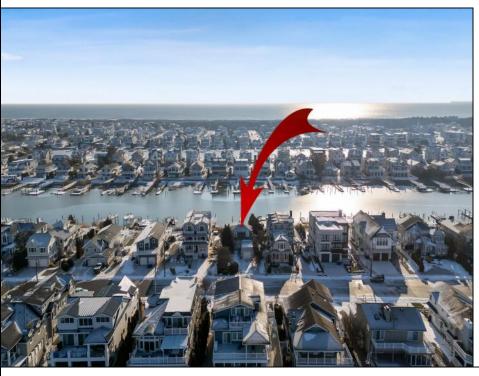
Asking \$5,695,000.00











COMMENTS

Rare opportunity to own a massive buildable lot in Avalon's most prestigious neighborhood, The Fingers. This renowned section of Seven Mile Island is home to some of the area's finest luxury properties, offering a prime location close to town and just a short distance from the beach. This property is situated on an impressive 60x250-foot lot, providing ample space to build a custom home of 5,000+ square feet. Located at 4599 Fifth Avenue on Yale Harbor, one of the most protected bayfront lagoons on the island, this lot combines privacy and safety. A portion of the property falls within an X flood zone, offering additional peace of mind as one of the highest and safest locations on the bay. The property is being sold as-is, and the seller makes no representations regarding its condition. Opportunities like this are incredibly rare—land in this part of Avalon seldom becomes available. In fact, it's been nearly two years since a similar property has come to market. Don't miss your chance to own a piece of the greatest shore town there is!

PROPERTY DETAILS

Heating

Gas Natural

EXIGNO	Outsidereatures	FaikingGarage	OtherRooms
Wood	Dock	Garage	Living Room
	Cable TV	1 Car	Dining Room
	Sidewalks		Kitchen

AppliancesIncluded

Ask for Jeff Haas Berger Realty Inc 109 E 55th St., Ocean City Call: 609-399-4211

Waffamail to: jsh@bergaargealty.com

City

Basement

Crawl Space



Central Air Condition

Cooling

