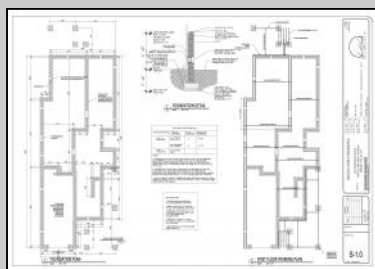
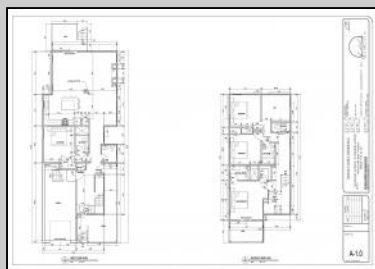
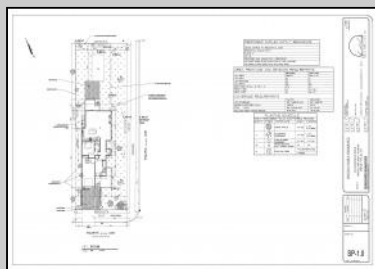




201 Fourth
West Cape May, NJ 08204

Asking \$2,195,900.00



PROJECT: PROPOSED SINGLE FAMILY RESIDENCE

Block 41 Lot 10
 201 FOURTH AVENUE
 WEST CAPE MAY, NJ

GENERAL ARCHITECTURAL NOTES:

- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE INTERNATIONAL RESIDENTIAL BUILDING CODE (IBC) AND ANY LOCAL ORDINANCES.
- THE OWNER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL AUTHORITY.
- CONSTRUCTION SHALL BE COMPLETELY ACCORDING TO THE DRAWINGS AND SPECIFICATIONS.
- THE ARCHITECT SHALL BE RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF THE BUILDING AND SHALL BE RESPONSIBLE FOR THE QUALITY OF THE WORK.
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INTERNATIONAL BUILDING CODE (IBC)

INTERNATIONAL RESIDENTIAL CODE (IRC)

CODE DATA

PROPERTY	MINIMUM REQUIREMENT	PROPOSED
FOUNDATION	12" MIN.	12" MIN.
WALLS	12" MIN.	12" MIN.
FLOORING	1/2" MIN.	1/2" MIN.
CEILING	8' MIN.	8' MIN.
STAIRS	44" MIN.	44" MIN.
HANDRAILS	34" MIN.	34" MIN.
DOORS	36" MIN.	36" MIN.
WINDOWS	20" MIN.	20" MIN.

DRAWING LIST:

ARCHITECTURAL

- C-1.0 COVER
- S-1.0 PROPOSED SITE PLAN & SITE DATA
- SP-1.8 PROPOSED FIRST & SECOND FLOOR PLANS
- A-1.0 PROPOSED ELEVATIONS
- S-1.0 FOUNDATION & FIRST FLOOR FRAMING PLANS
- S-2.0 SECOND FLOOR, ROOF FRAMING PLANS, WALL SECTION @ EXTERIOR WALL
- ME-1.0 PLUMBING ROOF DIAGRAM
- S-1.0 PROPOSED FIRST & SECOND FLOOR ELECTRICAL PLANS

LEGEND OF ARCHITECTURAL SYMBOLS

DOOR	WINDOW	STAIR	PLUMBING	ELECTRICAL	MECHANICAL
...

SECTION

STAIR DETAIL

PROPOSED STAIR AND HANDRAIL DETAILS

COMMENTS

Absolutely stunning new construction in the highly desired area of West Cape May with close proximity to many eateries, shops, The Washington Street Mall and the gorgeous beaches of Cape May. This lovely corner property offers a first floor Junior Suite, offering plenty of privacy. The second floor consists of a beautiful state of the art kitchen with stainless steel appliances, granite counter tops and tile backsplash as well as ample cabinets and counter space. The kitchen overlooks the dining area and living room with a gas fireplace. There are four spacious bedrooms with one being a gorgeous primary suite with a walk in closet and large primary bath with granite and tile. There is also a deck off of the primary suite. The back yard will be your own private oasis where you can elevate your coastal living with an in ground pool.

PROPERTY DETAILS

OutsideFeatures	ParkingGarage	OtherRooms	InteriorFeatures
Patio	Garage	Kitchen	Fireplace- Gas
Deck	Attached	Dining Area	
Fenced Yard		Laundry/Utility Room	
In Ground Pool			
AppliancesIncluded	Basement	Heating	Cooling
Range	Crawl Space	Gas Natural	Central Air Condition
Self-Clean Oven		Forced Air	
Microwave Oven			
Refrigerator			
Dishwasher			
HotWater	Water	Sewer	
Gas- Natural	City	City	

