



**225 Brainard  
Cape May Point, NJ 08212**

**Asking \$2,600,000.00**



**COMMENTS**

Welcome to the beautiful, serene Cape May Point! This property sits on a corner lot and is approximately 50 steps to the beach entrance! Wow! It is all about location, location, location. This is an impressive family home with space for everyone, both together as a group and also privately! This 4-bedroom, 3.5-bath home was built for comfortable living. The main floor features a large open great room with cathedral ceilings, a natural gas fireplace, a dining area, a kitchen complete with SS appliances, a breakfast bar with seating, a double-door pantry, and an under-the-counter trash compactor, and access to the outdoor oasis. Conveniently located powder room on this level. Down the hall and privately located is a primary bedroom with en-suite, an updated full bath with jetted tub and shower stall, and a walk-in closet. There is also main floor laundry located in the hall. Three spacious bedrooms are located on the upper level with a full hall bathroom. Cathedral ceiling in one bedroom making it large enough to be a second primary bedroom. Wood floors, ceiling fans, and recessed lighting throughout most of the home and in all the right places! Brick & stone paved driveway and sidewalks. Brick patio in the backyard oasis with a pathway to the shed. And for those sandy beach days, there is a full bathroom off the garage for when you come off the beach. Listen to those soft, peaceful, flowing waves from the beach from any room in the home all day long! This is a showcase home and truly a must-see home in the very desirable, neighbor-friendly Cape May Point!

**PROPERTY DETAILS**

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Patio	Garage	Living Room
	Deck	1 Car	Dining Room
	Security Camera	Attached	Kitchen
		Concrete Driveway	Eat-In-Kitchen
			Breakfast Nook
			Dining Area
			Pantry
			Great Room
			1st Floor Primary
			Bedroom
			Laundry Closet
InteriorFeatures	AppliancesIncluded	Basement	Heating
Cathedral Ceilings	Range	Crawl Space	Gas Natural
Fireplace- Gas	Oven		Forced Air
Wood Flooring	Self-Clean Oven		

# Berger Realty

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