

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

# Berger Realty

• Since 1928 •



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



✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)

Security System  
Smoke/Fire Alarm  
Walk in Closet  
Whirlpool  
Tile Flooring

Microwave Oven  
Refrigerator  
Washer  
Dryer  
Dishwasher  
Disposal  
Trash Compactor

Cooling  
Central Air Condition  
Electric  
Ceiling Fan

HotWater  
Gas- Natural

Water  
Public

Sewer  
Public



Ask for Lori McCloskey  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email to: [lam@bergerrealty.com](mailto:lam@bergerrealty.com)

