



Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500 oc17@BergerRealty.com



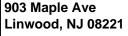












Asking \$1,199,000.00



## COMMENTS

BRAND NEW CUSTOM CONSTRUCTED 3,400 SQ.FT FAMILY 2-story in Heart of Linwood. Centrally located on bike path w/oversized lot suitable for pool & much more. Only steps to Ballpark and straight shot to all 3 Linwood Award winning public schools. 5 bdrm, 4.5 bath, 9 ft. basement, 2-car garage and an elegant flowing floorplan make this among finest new construction ever offered in Linwood. Includes 3 private ensuite bedrooms (ONE ON FIRST FLOOR!). Large rear covered porch flowing from multiple room access, and balcony off MBR Suite Both enjoy cheerful SouthWest exposure!! Design, finishes, amenities and quality of materials and construction make this a value difficult to duplicate...and a location that suits its historically refined architecture!

	PROPI
Exterior	OutsideFeatures
Vinyl	Curbs
	Deck
	Porch
	Sidewalks

ERTY DETAILS ParkingGarage Attached Garage Two Car

OtherRooms Breakfast Nook Dining Room Eat In Kitchen Great Room In-Law Quarters Laundry/Utility Room Pantry Primary BR on 1st floor Storage Attic



Ask for Colin Halliday Ap**Biongerimedaty** Inc<sup>Basement</sup> Dishwasher Dishwasher Gaselly 609-391-0500 Mictionwaileto: ceh@bergerrealty.com Refrigerator

HotWater Gas

Sprinkler System

Water Public Heating