



**4033 Ocean
 Avalon Boro, NJ 08202**

Asking \$3,995,000.00



COMMENTS

Custom built home by Tom Welsh Builders. This unique floor plans includes 6 bedrooms and 5.5 baths. First floor has 2 bedrooms with ensuite baths, 2 bedrooms with access to the Hall Bath: A laundry/utility room and a Family Room with a wet bar and a deck overlooking the Cabana house and heated in ground swimming pool. The two west facing bedrooms have access to the first floor covered deck. The second floor features a large Great Room with vaulted ceilings , fireplace and a and state of the art kitchen with a large pantry, large dining area and a powder room off the Great Room. It also features two addition bedrooms, one with a walk in closet, both have privates baths. The ground level has a 2+ garage area with plenty of storage. The pool Cabana has a roll down shutter overlooking the heated in ground pool.Completion slated for Spring/Summer 2024.

PROPERTY DETAILS

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|------------|-----------------|---------------|----------------------|
| Exterior | OutsideFeatures | ParkingGarage | OtherRooms |
| Brick Face | Cabana | Two Car | Dining Area |
| Shingle | Deck | | Eat In Kitchen |
| Wood | Fenced Yard | | Great Room |
| | Outside Shower | | Laundry/Utility Room |
| | Pool-In Ground | | Recreation/Family |

InteriorFeatures



AppliancesIncluded Heating
 Dishwasher Forced Air
 Dishwasher Gas-Natural
 Dryer
 Gas Stove
 Microwave
 Refrigerator
 Washer
 Call: 609-399-0076
 Email to: doa@bergerrealty.com

Cooling
 Ceiling Fan(s)
 Central
 Multi-Zoned

Water Public Sewer Public Sewer

