Berger Realty
Since 1920

Berger Realty, Inc
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REALTOR

**21 Central**
**Ocean City, NJ 08226**

**Asking $1,299,000.00**

## COMMENTS

Immaculate 2nd Floor unit that is perfectly maintained and spacious, better than new, located in a beautiful, quiet Gardens neighborhood. Enter into a beautiful hardwood and tile internal foyer, and staircase. Large open great room with cathedral ceilings, gourmet kitchen with oversize island and breakfast nook and included is a custom built dining table and seating. Upgraded tile and granite tops and backsplash. Pantry and large coat closet, and a powder room, and full size laundry room with sink, cabinets and closet. The large front deck is half covered and half in the sun, and fiberglass just refinished 2022 and like new, sunsets are amazing. One of the most outstanding features of this home is the massive garage perfect for a car collector (5 cars), or use for workshop + family room + parking + endless storage etc., with sliders opening to the fenced back yard. The AC condenser was replaced in 2020 with oversized unit, and a new 50 gallon HW heater was installed in 2018. All bedrooms are spacious and have vaulted ceilings, oversized closets, and 2 open to a rear deck. Private fully enclosed outside shower with tiled changing area.

## PROPERTY DETAILS

| Exterior | ParkingGarage | OtherRooms | InteriorFeatures |
|---|---|---|---|
| Vinyl | Attached Garage | Breakfast Nook | Cathedral Ceiling(s) |
| | Auto Door Opener | Dining Area | Fireplace(s) |
| | See Remarks | Eat In Kitchen | Foyer |
| | Three or More Cars | Great Room | Hardwood Floors |
| | | Laundry/Utility Room | Kitchen Center Island |
| | | Pantry | Master Bath |
| | | Recreation/Family | Pets Allowed |
| | | Storage Attic | [illegible] |
| | | Workshop | |
| Cooling | Heating | HotWater | [illegible] |
| Ceiling Fan(s) | Central | Gas | [illegible] |
| Central | | | |
| Public Sewer | | | |

Ask for Dawn Scarlata
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