

**34 Jill Ave  
Marmora, NJ 08223**

**Asking \$749,000.00**



**COMMENTS**

Welcome to this stunning custom-built home, nestled on a sprawling half-acre corner lot in the highly sought-after Marmora section of Upper Township, NJ. Perfectly located just 3.5 miles from the sandy shores of Ocean City, this home offers the ideal blend of comfort, luxury, and convenience. Step inside to be greeted by soaring cathedral ceilings adorned with exposed wood beams, offering a warm and inviting atmosphere. The formal foyer leads to a bright living room, complete with bay windows that flood the space with natural light and a cozy two-way gas fireplace shared with the elegant dining room. The kitchen is a chef's dream, featuring a lovely breakfast nook, peninsula with granite countertops, stainless steel GE Profile appliances, and a panel-ready fridge that seamlessly blends with custom cabinetry. A charming bay window with a window seat offers the perfect spot to enjoy your morning coffee. The family room is the perfect place for entertaining, featuring a custom-built bar and a grand fireplace, while the spacious office is ideal for working from home. The first floor also includes a large laundry room with a sink and a convenient powder room. Upstairs, a peaceful seating area awaits at the top of the stairs, leading to four generously sized bedrooms. The primary suite is a true retreat, boasting a luxurious ensuite bath with dual walk-in closets, a large soaking tub, a walk-in shower, and double vanities. Additional bedrooms feature unique touches like bay windows with window seats and built-in desks, offering plenty of space for everyone. Discover the ultimate versatile space in the full basement! The expansive finished room is perfect for your dream recreation room or home gym, offering endless possibilities for entertainment and fitness. Plus, you'll love the extra unfinished area, providing ample storage to keep your home organized and clutter-free. Outside, you'll find a beautifully landscaped, fenced yard complete with a large rear deck, lovely patio area, garden, and a three-seasons room/enclosed porch, perfect for relaxing or entertaining. The cozy front porch with Trex Decking provides a charming space to unwind, while the large driveway leads to a two-car attached garage with an automatic door opener. This home is equipped with modern conveniences like an alarm system and intercom, ensuring peace of mind. Don't miss the opportunity to make this exceptional property your forever home—schedule a showing today!

**PROPERTY DETAILS**

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Deck	Attached Garage	Den/TV Room
	Fenced Yard	Two Car	Dining Room
	Porch Enclosed		Eat In Kitchen
	Shed		Florida Room
	Sprinkler System		Laundry/Utility Room
			Pantry

# Berger Realty

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InteriorFeatures  
Bar  
Cathedral Ceiling  
Skylight(s)

AppliancesIncluded  
Burglar Alarm  
Dishwasher  
Intercom  
Microwave  
Refrigerator  
Self Cleaning Oven

Basement  
Finished

Workshop

Heating  
Forced Air  
Gas-Natural  
Multi-Zoned

Cooling  
Ceiling Fan(s)  
Central  
Multi-Zoned

HotWater  
Gas

Water  
Well

Sewer  
Septic

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