

**5407 Winchester Ave
Ventnor, NJ 08406**

Asking \$2,699,000.00



COMMENTS

PRICE REDUCED!!! Welcome to this Bayfront beauty located in the prestigious section of St. Leonard's Tract! Main floor features a spacious, open concept room with magnificent views of the bay and John Holland Boathouse! Entry boasts a sizable foyer, powder room, large living room/dining combo, kitchen with a beautiful oversized island and wet bar. Counter top/gas range & separate double oven, providing counter space and plenty of storage in & under cabinets! Roomy pantry closet tucked in corner. Ground floor features a separate entrance including laundry, full kitchen, living room, full bathroom and two bedrooms. It is a perfect area for guests, in-law suite, or for personal use. Head up a wide staircase to the third floor which houses primary bedroom, two full baths (jacuzzi tub), and two additional bedrooms (one with bay view). Laundry closet located conveniently near all rooms. Plenty of space, storage and neutral colors throughout. The outdoor oasis features multilevel decks, yard with premium turf, beautiful landscape and a hot tub. All weather gazebo over the water has been raised and upgraded with windows, shades, nano doors, and heater. Granite top counter with double refrigerator and trash drawers is steps away which makes entertaining very convenient. This space features TV, wifi, recessed lighting/fans, and storage shelves; Also equipped with a designated electrical box and abundant storage underneath. *5 year permit for a boat lift just granted!!* Abundant upgrades have been made to this property: new bulkhead, tankless HW heater, newer roof and siding, and much more. This property is a MUST SEE!

PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck Fenced Yard Porch Enclosed Shed Sprinkler System Whirlpool/Spa	ParkingGarage None	InteriorFeatures Carbon Monoxide Detector Kitchen Center Island Security System Skylight(s) Smoke/Fire Alarm
AppliancesIncluded Burglar Alarm Dishwasher Dryer Gas Stove Microwave Refrigerator	Heating Baseboard Forced Air	Cooling Attic Fan Ceiling Fan(s) Central Wall Units	HotWater Tankless-gas

Berger Realty

• Since 1928 •



Berger Realty, Inc
1330 Bay Avenue
Ocean City, NJ 08226
609-391-1330/609-391-1300
✉ info@bergerrealty.com



Self Cleaning Oven
Washer

Water
Public

Sewer
Public Sewer



Ask for Ludwik Samselski
Berger Realty Inc
1330 Bay Avenue, Ocean City
Call: 609-391-1330
Email to: ls@bergerrealty.com

