

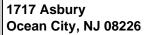


Berger Realty, Inc. 55th & Haven Avenue Ocean City, NJ 08226 609-399-0040



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Asking \$1,195,000.00











## **COMMENTS**

Welcome to 1717 Asbury Avenue! This first floor condo is situated on an oversized 45\' x 100\' foot lot and features 4 bedrooms, 2 baths, and a wrap around front deck. You enter into the great room featuring a large living room, dining area with nice table, and kitchen with quartz countertops. Going toward the back of the property you find the bedrooms, bathrooms, and a laundry area at the end of the hallway. Exterior features a clean garage with ownerl's closet, enclosed outside shower, and front & rear decks. Upgrades during the seller\'s ownership

| Cholosca Galsiac   | onower, and none a rec      | ai acono. Opgiaaco a    | iding the seller to evillership |
|--|-----------------------------|-------------------------|---------------------------------|
| include great room   | n wood flooring, front porc | ch awnings (2016), ving | yl railings (2017), landscaping |
| sprinklers (2019), dryer (2020), new roof (2021), refrigerator (2021), and new HVAC system |                             |                         |                                 |
| (2022). Property is sold mostly furnished, less exclusions. Call for your tour today!      |                             |                         |                                 |
| PROPERTY DETAILS   |                             |                         |                                 |
| Exterior   | ParkingGarage               | OtherRooms              | InteriorFeatures                |
| Vinvl  | One Car                     | Dining Area             | Fireplace(s)                    |

Great Room

HotWater

Gas

Heating Forced Air



Cooling Ceiling Fan(s) Central

> Ask for Gary Bingham Berger Realty Inc 109 E 55th St., Ocean City Call: 609-399-4211 Email to: gsb@bergerrealty.com



Hardwood Floors

Water

**Public Water** 

Kitchen Center Island Master Bath

