



**401 Wesley Ave  
Ocean City, NJ 08226**

**Asking \$2,590,000.00**



**COMMENTS**

Come and enjoy the Ocean City lifestyle in this grand Queen Anne Victorian located just few blocks to the beach and boardwalk and a short walk to downtown shopping. Warm gathering areas including a billiard room, library, living room with fireplace, wrap around front porch, back deck for grilling and large rooftop deck for sunning and sunsets. This 11-bedroom (each with private bath plus 2 half baths) home boasts 7000 square feet of living space which was completely rebuilt in 1989 to today's standards. The home includes 2 rental income apartments, one with 2 bedrooms, living room, kitchen and full bath with Jacuzzi and separate shower. Convenience of four off-street parking spaces, garage, private beach shower and plenty of space to store your bikes. A great year-round treasure!

**PROPERTY DETAILS**

|                  |                        |                       |                         |
|------------------|------------------------|-----------------------|-------------------------|
| Exterior         | OutsideFeatures        | ParkingGarage         | OtherRooms              |
| Brick            | Curbs                  | Attached Garage       | Breakfast Nook          |
| Masonry/Block    | Deck                   | Auto Door Opener      | Den/TV Room             |
| Wood             | Enclosed               | Outside Heated Garage | Dining Area             |
| Wood Shingle     | Shower                 | One Car               | Dining Room             |
|                  | Patio                  |                       | Florida Room            |
|                  | Paved Road             |                       | In-Law Quarters         |
|                  | Porch                  |                       | Laundry/Utility Room    |
|                  | Shed                   |                       | Library/Study           |
|                  | Sidewalks              |                       | Pantry                  |
|                  | Sprinkler System       |                       | Recreation/Family       |
|                  | Whirlpool/Spa          |                       | Workshop                |
| InteriorFeatures | AppliancesIncluded     | AlsoIncluded          | Basement                |
| Carbon Detector  | Monoxide Burglar Alarm | Blinds                | 6 Ft. or More Head Room |
| Security System  | Dishwasher             | Curtains              | Finished                |
| Smoke/Fire Alarm | Disposal               | Drapes                | Full                    |
| Storage          | Dryer                  | Fireplace Equipment   | Heated                  |
| Whirlpool        | Gas Stove              | Partially Furnished   | Outside Entrance        |
|                  | Microwave              | Rugs                  | Plumbing                |
|                  | Refrigerator           | Shades                | Slab                    |
|                  | Self Cleaning Oven     |                       |                         |
|                  | Washer                 |                       |                         |
| Heating          | Cooling                | HotWater              | Water                   |

# Berger Realty

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