



**101 Baton Rouge Ave
Ventnor, NJ 08406**

Asking \$2,499,000.00



COMMENTS

Stunning Beach Block Property Ready for Spring 2025!! Last Chance for Choosing your Finishing Colors!! Completely Rebuilt and Designed for Luxury Living Welcome to your dream home, a marvelous ocean view property that has been completely rebuilt and is awaiting its new owner. This exceptional residence, designed with unparalleled attention to detail and modern luxury, is ready for you to move in and start enjoying the best of coastal living by Spring 2025. Architectural Marvel This brick-built masterpiece boasts four floors of expansive living space, offering the perfect blend of elegance and comfort. The property features four spacious balconies, each providing breathtaking views of the endless ocean. Imagine waking up to the soothing sounds of the waves and enjoying your morning coffee with a panoramic view of the serene seascape. Luxurious Interiors The home includes six beautifully appointed bedrooms, making it ideal for large families or those who love to entertain. Among these bedrooms are dual primary suites, each designed as a personal sanctuary with ample space, luxurious amenities, and stunning ocean views. In addition, the property offers 5.5 full bathrooms, each custom-tiled and equipped with modern fixtures that exude sophistication and style. Every inch of this home has been thoughtfully designed with high-quality materials and finishes. Hardwood floors run throughout the residence, adding warmth and elegance to every room. Custom tile bathrooms, accent walls, and a cozy fireplace create a welcoming and stylish environment. Modern Amenities This home is equipped with state-of-the-art LED lighting that not only illuminates the space beautifully but also contributes to energy efficiency. The gourmet kitchen is a chef's dream, featuring a 10'x5' island that provides ample workspace for meal preparation and casual dining. The addition of a coffee bar makes mornings a delight, offering a convenient and stylish space to prepare your favorite brews. Entertainment and Relaxation With its spacious living areas and modern amenities, this home is perfect for both entertaining guests and enjoying quiet moments of relaxation. The picturesque picture windows throughout the property frame the stunning ocean views, creating a tranquil and inspiring backdrop for daily life. The dual primary suites provide private retreats for rest and rejuvenation, while the four balconies offer the perfect spots for outdoor relaxation and entertainment. Prime Location Located in a coveted coastal area, this property offers not just a home, but a lifestyle. The proximity to the ocean provides endless opportunities for beach activities, water sports, and leisurely strolls along the beach and boardwalk. The vibrant local community offers a variety of dining, shopping, and entertainment options, ensuring that you have everything you need close to home. This completely rebuilt oceanfront property is a true gem, offering luxury, comfort, and style in every detail. Ready for occupancy in Spring 2025, this home is an opportunity not to be missed. Whether you are looking for a permanent residence or a vacation retreat, this property provides the perfect setting for creating lasting memories with family and friends. Don't miss the chance to own this stunning

Berger Realty

Since 1928



Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
1-877-237-4371 / 609-399-0076
✉ info@bergerrealty.com



home with endless ocean views and modern amenities. Contact us today for more information and to schedule a viewing. This is a rare opportunity to own a piece of paradise and enjoy the ultimate coastal living experience.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Aluminum	Deck	One Car	Den/TV Room
Concrete	Outside Shower		Dining Room
Stucco	Porch		Library/Study
Vinyl			Recreation/Family
InteriorFeatures	AppliancesIncluded	Basement	Heating
Kitchen Center Island	Dishwasher	6 Ft. or More	Head Forced Air
	Disposal	Room	Gas-Natural
	Gas Stove	Finished	Multi-Zoned
	Microwave	Full	
	Refrigerator	Heated	
	Self Cleaning Oven	Inside Entrance	
		Outside Entrance	
		Plumbing	
Cooling	Water	Sewer	
Ceiling Fan(s)	Public	Public Sewer	
Central			
Electric			
Multi-Zoned			



Ask for Patricia (Trish) Spengler
Berger Realty Inc
3160 Asbury Avenue, Ocean City
Call: 609-399-0076
Email to: pjs@bergerrealty.com

