

**2569 West Ave.  
Ocean City, NJ 08226**

**Asking \$1,395,000.00**



**COMMENTS**

The perfect Gold Coast neighborhood single family beauty to call home. This 4 bedroom and 3 full bath is being offered by its original owner that has been meticulously maintained and cared for. Located close to some of the best beaches in Ocean City and features an open living / dining / kitchen area with a first floor den/bedroom and a full bath. Large attached and enclosed garage with outside parking for multiple cars and an outside shower. Upstairs you will find 3 more bedrooms with a lot of natural light, including a master bedroom with large deck to sit out on, and a large deck off of one of the guest bedrooms. Lots of storage that can be used for the year round resident or make it the perfect summer beach house. Central Ac, gas heat, and with newer mechanics and newer roof make this an easy move in ready single home that is turn key.

**PROPERTY DETAILS**

|                       |                    |                     |                |
|-----------------------|--------------------|---------------------|----------------|
| Exterior              | OutsideFeatures    | ParkingGarage       | OtherRooms     |
| Stucco                | Curbs              | Attached Garage     | Den/TV Room    |
| Vinyl                 | Deck               | One Car             | Dining Area    |
|                       | Enclosed           | Outside             | Eat In Kitchen |
|                       | Shower             |                     | Storage Attic  |
|                       | Outside Shower     |                     |                |
|                       | Porch              |                     |                |
|                       | Sidewalks          |                     |                |
| InteriorFeatures      | AppliancesIncluded | AlsoIncluded        | Basement       |
| Cathedral Ceiling     | Dishwasher         | Blinds              | Crawl Space    |
| Kitchen Center Island | Disposal           | Curtains            |                |
| Storage               | Dryer              | Drapes              |                |
|                       | Electric Stove     | Partially Furnished |                |
|                       | Microwave          | Rugs                |                |
|                       | Refrigerator       | Shades              |                |
|                       | Self Cleaning Oven |                     |                |
|                       | Washer             |                     |                |
| Heating               | Cooling            | HotWater            | Water          |
| Forced Air            | Ceiling Fan(s)     | Gas                 | Private        |
| Gas-Natural           | Central            |                     |                |
| Sewer                 |                    |                     |                |
| Private               |                    |                     |                |

# Berger Realty

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