



160 73rd st  
Avalon Boro, NJ 08202

Asking \$9,250,000.00



#### COMMENTS

Ideally located in one of the most desirable areas and streets in Avalon. This property has it all for many reasons. Just a few short steps to one of Avalon's easy access uncrowded beaches. Stunning ocean views with a wrap around deck for dining outdoors. A Huge spacious 80 x110 ft lot with ample sun exposure. This prime location has convenient easy access to Avalon and Stone Harbor's boutique shops and highly awarded restaurants. Being located on the desired south side of the street it offers maximum sun exposure within the huge heated swimming pool and hot tub area. Notice the street utilities are underground. Off street parking boasts room for 6 cars. The property is situated on one of the highest lot elevations in Avalon. Scenic Armacoast park is at the end of the street which ensures limited beach, car and foot traffic or any future housing development. Truly a quiet and private location. All the bedrooms are large. The second floor open concept living quarters are a plus. The large kitchen area houses granite countertops, modern appliances, massive cabinet storage, and a dining area. There is a huge living room along with another formal dining area. The third floor offers two spacious bedrooms with a walk-in closet and skylight. The bath is very large housing a Jacuzzi like tub and more. The home is very livable and move-in ready. With a few potential upgrades the home should last for many years to come. Possibilities are to add a bedroom and bath within the existing structure, a cabana, outdoor kitchen in the pool area or simply build new with more than 5500 plus square ft of living space. The location and lot offer infinite options.

#### PROPERTY DETAILS

OutsideFeatures	ParkingGarage	OtherRooms	InteriorFeatures
Deck	None	Den/TV Room	Carbon Monoxide
Fenced Yard		Dining Area	Detector
Outside Shower		Dining Room	Cathedral Ceiling
Pool-In Ground		Eat In Kitchen	Kitchen Center Island
Sidewalks		Laundry/Utility Room	Security System
Sprinkler System		Pantry	Skylight(s)
Whirlpool/Spa		Recreation/Family	Smoke/Fire Alarm
			Storage
			Walk In Closet
			Whirlpool
AppliancesIncluded	AlsoIncluded	Basement	Heating
Burglar Alarm	Blinds	Crawl Space	Forced Air
Dishwasher	Curtains	Outside Entrance	Gas-Natural
Dryer	Drapes		Multi-Zoned

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