



46 Bolton Ave  
 Absecon, NJ 08201

Asking \$395,000.00



### COMMENTS

This inviting split-level features a flexible layout with four bedrooms and two full baths—perfect for families, first-time buyers, or anyone needing space that adapts. The expansive kitchen offers plenty of room to cook, host, and gather, complete with under-cabinet lighting and sleek stainless steel appliances. Vaulted ceilings in the main living area add an airy touch, while the separate den creates a cozy spot to unwind. The fourth bedroom is a true bonus—ideal as a private primary suite, second living space, or work-from-home setup. Outside, enjoy a massive backyard perfect for play or entertaining. Located on a quiet dead-end street in a low-traffic neighborhood, yet close to schools, shopping, and city access—this home offers the best of both comfort and convenience.

### PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck Fenced Yard	ParkingGarage One Car	OtherRooms Eat In Kitchen Laundry/Utility Room
AppliancesIncluded Disposal Dishwasher Dryer Microwave	Heating Gas-Natural	Water Public	Sewer Public Sewer



Ask for J.K. Hepner, III  
 Berger Realty Inc  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076  
 Email to: [jkh@bergerrealty.com](mailto:jkh@bergerrealty.com)

