



4640 Ocean, Avalon, NJ, 08202

Price \$6,490,000.00

### PROPERTY DETAILS

<b>Total Rooms</b>	7
<b>Bedrooms</b>	4
<b>Baths Full</b>	2
<b>Baths Half</b>	2
<b>Year Built</b>	1999
<b>Type</b>	Single Family
<b>Block Number</b>	42
<b>Listing #</b>	241486
<b>Taxes</b>	12880.00



### COMMENTS

*Welcome to your dream Bayfront retreat! This expansive lot, measuring an impressive 60 x 250 square feet, offers endless possibilities for waterfront living. The existing home, although built 30 years ago, remains highly functional with a charming and welcoming feel. The first floor features a spacious family room, a large garage, and three cozy bedrooms. Upstairs, you'll...*

### PROPERTY FEATURES

Exterior Vinyl	OutsideFeatures Patio Deck Enclosed/Covered Patio Dock Bulkhead Cable TV Sidewalks Outside Shower Boat Slips	ParkingGarage Garage 3 Car Attached	OtherRooms Living Room Dining Room Kitchen Dining Area Laundry/Utility Room Storage Attic 1st Floor Primary Bedroom
InteriorFeatures Cathedral Ceilings Fireplace- Gas Smoke/Fire Alarm Wall to Wall Carpet Tile Flooring Kitchen Island	AppliancesIncluded Range Oven Self-Clean Oven Microwave Oven Refrigerator Washer Dryer Dishwasher Smoke/Fire Detector	Basement Crawl Space Outside Entrance	Heating Gas Natural
Cooling Central Air Condition	HotWater Gas- Natural	Water City	Sewer City

### CONTACT

Ask for Phillip Bellucci  
Berger Realty Inc  
1330 Bay Avenue, Ocean City

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