



2754 First, Avalon, NJ, 08202

Price \$3,095,000.00

### PROPERTY DETAILS

<b>Total Rooms</b>	11
<b>Bedrooms</b>	7
<b>Baths Full</b>	3
<b>Baths Half</b>	1
<b>Year Built</b>	1955
<b>Type</b>	Single Family
<b>Block Number</b>	27. 03
<b>Listing #</b>	243049
<b>Taxes</b>	7356.00



### COMMENTS

Welcome to 2754 First Ave. Centrally located just 2 blocks to the Beach and 1 block to the center of town on an over-sized 60' x 110' lot! Park the car and walk to everything Avalon has to offer. The home is 7 bedrooms 3.5 baths (3,039 sq.ft.) with a 14' x 31' saltwater, heated pool with mature trees around the rear property line for privacy. The entertainment room...

### PROPERTY FEATURES

Exterior Vinyl	OutsideFeatures Deck Porch Fenced Yard Cable TV Sidewalks Outside Shower In Ground Pool	ParkingGarage 2 Car Concrete Driveway	OtherRooms Living Room Kitchen Recreation/Family Eat-In-Kitchen Laundry/Utility Room
InteriorFeatures Smoke/Fire Alarm Fireplace- Wood Laminate Flooring Tile Flooring	AppliancesIncluded Range Microwave Oven Refrigerator Washer Dryer Dishwasher	AlsoIncluded Shades Blinds	Basement Crawl Space
Heating Gas Natural Forced Air	Cooling Central Air Condition	HotWater Gas- Natural	Water City
Sewer City			

### CONTACT

Ask for Ludwik Samselski  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-545-0757

Scan to see Property page.



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