

# Berger Realty

Since 1926



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

oc17@BergerRealty.com



312 Atlantic, Ocean City, NJ, 08226

Price \$4,950,000.00

## PROPERTY DETAILS

Total Rooms	10
Bedrooms	4
Baths Full	3
Baths Half	1
Year Built	1965
Type	Single Family
Block Number	70.27
Listing #	243186
Taxes	16649.00

## COMMENTS

*Ocean Front! Poised among the gardens on the eastern side, this exceptional Ocean Front single-family residence has been lovingly maintained by the same family for decades. Set on an impressive 47x130 lot, the property showcases stunning views. The first floor features three comfortable bedrooms, two bathrooms, a cozy family room with a wet bar, and easy access to the welc...*

## PROPERTY FEATURES

Exterior Vinyl	OutsideFeatures Patio Deck Porch Outside Shower In Ground Pool	ParkingGarage Garage Parking Pad 2 Car Attached	OtherRooms Living Room Dining Room Kitchen Den/TV Room Laundry/Utility Room
InteriorFeatures Cathedral Ceilings Handicap Features Smoke/Fire Alarm Wall to Wall Carpet Fireplace- Wood Tile Flooring Kitchen Island	AppliancesIncluded Oven Microwave Oven Refrigerator Washer Dryer Dishwasher Disposal Smoke/Fire Detector Stove Natural Gas	AlsoIncluded Curtains Blinds	Basement Crawl Space
Heating Gas Natural	Cooling Central Air Condition Ceiling Fan	HotWater Gas- Natural	Water Public
Sewer Public			

## CONTACT

Ask for Matthew Galownia  
Berger Realty Inc  
1670 Boardwalk, Ocean City

Scan to see Property page.

# Berger Realty

Since 1926



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

oc17@BergerRealty.com



312 Atlantic, Ocean City, NJ, 08226

Price \$4,950,000.00

## PROPERTY DETAILS

Total Rooms	10
Bedrooms	4
Baths Full	3
Baths Half	1
Year Built	1965
Type	Single Family
Block Number	70.27
Listing #	243186
Taxes	16649.00

## COMMENTS

*Ocean Front! Poised among the gardens on the eastern side, this exceptional Ocean Front single-family residence has been lovingly maintained by the same family for decades. Set on an impressive 47x130 lot, the property showcases stunning views. The first floor features three comfortable bedrooms, two bathrooms, a cozy family room with a wet bar, and easy access to the welc...*

## PROPERTY FEATURES

Exterior Vinyl	OutsideFeatures Patio Deck Porch Outside Shower In Ground Pool	ParkingGarage Garage Parking Pad 2 Car Attached	OtherRooms Living Room Dining Room Kitchen Den/TV Room Laundry/Utility Room
InteriorFeatures Cathedral Ceilings Handicap Features Smoke/Fire Alarm Wall to Wall Carpet Fireplace- Wood Tile Flooring Kitchen Island	AppliancesIncluded Oven Microwave Oven Refrigerator Washer Dryer Dishwasher Disposal Smoke/Fire Detector Stove Natural Gas	AlsoIncluded Curtains Blinds	Basement Crawl Space
Heating Gas Natural	Cooling Central Air Condition Ceiling Fan	HotWater Gas- Natural	Water Public
Sewer Public			

## CONTACT

Ask for Matthew Galownia  
Berger Realty Inc  
1670 Boardwalk, Ocean City

Scan to see Property page.



**Call: 609-234-6472**  
**Email to: [gmj@bergerrealty.com](mailto:gmj@bergerrealty.com)**



**Call: 609-234-6472**  
**Email to: [gmj@bergerrealty.com](mailto:gmj@bergerrealty.com)**

