

# Berger Realty

Since 1926



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



4765 Fourth, Avalon, NJ, 08202

Price \$4,995,000.00

### PROPERTY DETAILS

Total Rooms	9
Bedrooms	5
Baths Full	3
Baths Half	2
Year Built	2006
Type	Single Family
Block Number	42
Listing #	250201
Taxes	16337.00

### COMMENTS

For almost four decades, Avalon has been the beloved summer home for this family. They fulfilled their dream of living on the bay in 1991 when they moved from 42nd Street to 4765 Fourth Avenue. The unique waterside \"sandy beach\" was, and continues to be, a huge attraction for family activities. Sailboats, paddle boards, and kayaks are easily launched into the bay. Childr...

### PROPERTY FEATURES

Exterior Vinyl	OutsideFeatures Deck Porch Screened Porch Dock Bulkhead Cable TV Sidewalks Outside Shower Boat Slips Sprinkler System	ParkingGarage Garage Parking Pad 1 Car Attached Auto Door Opener Concrete Driveway	OtherRooms Living Room Dining Room Kitchen Den/TV Room Dining Area Laundry/Utility Room Great Room Storage Attic
InteriorFeatures Bar Cathedral Ceilings Fireplace- Gas Wood Flooring Smoke/Fire Alarm Storage Walk in Closet Wall to Wall Carpet Whirlpool Tile Flooring Kitchen Island	AppliancesIncluded Range Self-Clean Oven Microwave Oven Refrigerator Washer Dryer Dishwasher Disposal Smoke/Fire Detector Stove Natural Gas	AlsoIncluded Blinds Partial Furniture Window Treatments	Basement Crawl Space Outside Entrance
Heating Gas Natural Forced Air Multi-Zoned	Cooling Central Air Condition Electric Ceiling Fan Multi Zoned	HotWater Gas- Natural On Demand	Water City

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**CONTACT**



**Ask for Chris Warren**  
**Berger Realty Inc**  
**3160 Asbury Avenue, Ocean City**  
**Call: 609-432-7694**  
**Email to: [caw@bergerrealty.com](mailto:caw@bergerrealty.com)**

Scan to see Property page.



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