



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



165 71st, Avalon, NJ, 08202

Price \$7,595,000.00



PROPERTY	DETAILS
Total Rooms	16
Bedrooms	6
Baths Full	6
Baths Half	2
Year Built	1992
Туре	Single Family
Block Number	70
Listing #	251008
Taxes	25836.00

Basement **Crawl Space** 

## **COMMENTS**

Wow!! Here's your once in a lifetime opportunity to own one of the Island's premier beachside retreats! Just one house from world-class beaches and nestled east of the Avalon Bird Sanctuary, this exceptional 7,700 sq. ft. site is nearly 17% larger than the standard in southern Avalon, providing generous space and privacy. Extensively renovated and expanded by Brandywin...

PROPERTY FEATURES
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Exterior	OutsideFeatures	ParkingGarage	OtherRooms
		0 0	
Hardie Board	Patio	See Remarks	Living Room
	Deck	4 car parking	Kitchen
	Enclosed/Covered Patio	-	Recreation/Family
	Fenced Yard		Dining Area
	Cable TV		Pantry
	Sidewalks		Laundry/Utility Room
	Outside Shower		See Remarks
	In Ground Pool		
	See Remarks		

AlsoIncluded

See Remarks

Window Treatments

Shades Furniture

InteriorFeatures Bar	AppliancesIncluded Range
Cathedral Ceilings	Oven
Elevator	Microwave Oven
Fireplace- Gas	Refrigerator
Wood Flooring	Washer
Security System	Dryer
Storage	Dishwasher
Walk in Closet	Disposal
Tile Flooring	Stove Natural Gas

Gas Kitchen Island

Beverage Refrigerator

Sewer

Heating Cooling HotWater Water Gas Natural Central Air Condition Gas- Natural Public Forced Air Multi Zoned On Demand Multi-Zoned

Sprinkler System





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	PROPERTY	FEATURES	
Exterior Hardie Board	OutsideFeatures Patio Deck Enclosed/Covered Patio Fenced Yard Cable TV Sidewalks Outside Shower In Ground Pool See Remarks Sprinkler System	ParkingGarage See Remarks 4 car parking	OtherRooms Living Room Kitchen Recreation/Family Dining Area Pantry Laundry/Utility Room See Remarks
InteriorFeatures Bar Cathedral Ceilings	AppliancesIncluded Range Oven	AlsoIncluded Shades Furniture	Basement Crawl Space

intendireatures	Appliancesincluded
Bar	Range
Cathedral Ceilings	Oven
Elevator	Microwave Oven
Fireplace- Gas	Refrigerator
Wood Flooring	Washer
Security System	Dryer
Storage	Dishwasher
Walk in Closet	Disposal
Tile Flooring	Stove Natural Gas
Kitchen Island	
Davisus us Dafrimsustan	

Beverage Refrigerator

Heating Cooling Gas Natural Central Air Condition Forced Air Multi Zoned

HotWater Gas-Natural On Demand

See Remarks

Window Treatments

Water Public

Multi-Zoned

Sewer

# Public

Ask for Yvonne Kuhn Berger Realty Inc 3160 Asbury Avenue, Ocean City

Call: 717-269-7813

Email to: ymk@bergerrealty.com



Public

Scan to see Property page.

# CONTACT



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