



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040  
info@bergerrealty.com



38 Arkansas, Ocean City, NJ, 08226

Price \$7,995,000.00

#### PROPERTY DETAILS

Total Rooms	18
Bedrooms	7
Baths Full	5
Baths Half	1
Year Built	2025
Type	Single Family
Block Number	1910
Listing #	589937
Taxes	1.00

#### COMMENTS

*This magnificent new construction home is the latest project from local esteemed builder, Halliday Leonard. This rare OVERSIZED 80' x 105' waterfront lot is truly a unique opportunity offering 7 bedrooms, 5.5 baths, and spanning over 5,100 square feet. This masterpiece will be the perfect home for your friends and family to enjoy summers on the water, or for year-round...*

#### PROPERTY FEATURES

Exterior Cedar	OutsideFeatures Boat Slip Curbs Deck Pool-In Ground Porch Sidewalks Sprinkler System	ParkingGarage Attached Garage Auto Door Opener Two Car	OtherRooms Dining Area Great Room Laundry/Utility Room Library/Study Loft Pantry
InteriorFeatures Elevator Handicap Features Kitchen Center Island Walk In Closet	AppliancesIncluded Dishwasher Disposal Dryer Gas Stove Microwave Refrigerator Self Cleaning Oven Washer	Basement Crawl Space	Heating Gas-Natural Multi-Zoned
Cooling Ceiling Fan(s) Central	HotWater Gas	Water Public	Sewer Public Sewer

#### CONTACT

Ask for Kevin Halliday  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-425-7423  
Email to: keh@bergerrealty.com

Scan to see Property page.



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