

# Berger Realty

Since 1928



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1 Cape Island Estates  
Cold Spring, NJ 08204

Asking \$2,050,000.00



## COMMENTS

Welcome to Cape Island Estates. Each unique home is designed with classic Lines and timeless architecture yet constructed with modern materials and superior finishes. Easy access to all that Cape May Island has to offer, with the privacy of large lots and the exclusivity of designer construction. This layout includes 3250 square feet and over 1000 feet of porches. The primary suite is a separate wing on the first floor! Paul Burgin, a well-known craftsman, who has been building homes in the Cape May Area for over 30 years, brings integrity, experience, and artistic talent to the new Cape Island Estates. Acre lots set far off Seashore Road (see subdivision). South Church Street is a new street and not on maps as of yet. Optional upgrades include but are not limited to, a detached garage, pools, outdoor living spaces, and upgraded built-ins. Please request full brochure

## PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Patio	Gravel Driveway	Living Room
Hardie Board	Porch		Dining Room
	See Remarks		Pantry
			Laundry/Utility Room
			Library/Study
			Storage Attic
			1st Floor Primary Bedroom
InteriorFeatures	AppliancesIncluded	Basement	Heating
Fireplace- Gas	Range	Crawl Space	25.5
	Oven		
	Refrigerator		
	Washer		
	Dryer		
	Dishwasher		
Cooling	HotWater	Water	Sewer
Central Air Condition	Gas- Natural	Well	Septic
Multi Zoned	On Demand		

