

# Berger Realty

Since 1928



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300 33rd  
Longport, NJ 08403

Asking \$10,800,000.00



## COMMENTS

Imagine Your Dream Home on the Bayfront in Longport, New Jersey! Presenting a unique opportunity to acquire an exceptional BAYFRONT property in prestigious Longport, New Jersey. This prime location offers breathtaking unobstructed views of the bay, perfect to design and build your dream home or for builder development. Enjoy endless sunsets from your own backyard. Ideally situated in a serene neighborhood, just a short stroll to the beach, local shops, marina district and dining options. Property is being offered with 4 options: 1) Interior Lot 40' X 170' suitable for a 5000 sf home \$4.6m 2) Corner Lot 42' X 170' suitable for a 5000 sf home \$6.4m 3) Entire Parcel 82' X 170' suitable for over 10,000 sf home \$10.8m 4) Entire Parcel 82' x 170' with existing house \$10.8m Ultimate privacy on the water while still being part of a vibrant community. Direct access to the bay for kayaking, paddle boarding, and other water activities, and only 5 minutes to the Great Egg Harbor Inlet and ocean access. Truly is a paradise for outdoor enthusiasts. This is a perfect opportunity to invest in one of the best locations at the New Jersey shore! Lots have been subdivided, use individually or as one. Contact us today for more information and to schedule a viewing!

## PROPERTY DETAILS

Exterior Vinyl	Outside Features Deck Fenced Yard Outside Shower In Ground Pool	Parking/Garage 2 Car Attached	Other Rooms Den/TV Room Eat-In-Kitchen Dining Area Pantry Laundry/Utility Room
<div>  <p>Ask for Monica Raab Berger Realty Inc 1670 Boardwalk, Ocean City NJ 08226 Call: 609-391-0500 Email to: <a href="mailto:msr@bergerrealty.com">msr@bergerrealty.com</a></p> </div>			
Appliances Included Microwave Oven Refrigerator Dishwasher Disposal Stove Natural Gas		Heating Gas Natural Washer/Dryer Dryer	



Hot Water  
Gas- Natural

Water  
Public

Sewer  
Public