



**5 32nd
Avalon, NJ 08202**

Asking \$8,495,000.00



COMMENTS

Staggering ocean and coastline views, timeless architecture, and a one-of-kind interior finish define this iconic 7 Mile Island home. If you have toured enough oceanfront homes, you know that dune topography is the single most determinative factor for view quality on the island. At 5 W 32nd Street, the property is perfectly aligned with the 32nd Street dune path and, with low surrounding dunes, the result is sweeping, unobstructed white water views. As your eyes move south, miles of mesmerizing ocean and coastline views unfold, offering a perspective and view quality that exceeds most oceanfront properties on the island. The home was expertly designed by Asher Slaunwhite, who created a coastal-modern masterpiece that seamlessly blends indoor and outdoor living with walls of Weiland sliding doors and Loewen fixed-pane windows. The exterior features Alaskan yellow cedar shingles paired with a copper roof and downspouts, accented by a showstopping steel airfoil louver system that is both strikingly architectural and highly functional. Meticulously constructed by DL Miner, every inch of the home showcases impeccable craftsmanship and luxurious attention to detail, while Social House Design curated a bespoke, magazine-worthy interior aesthetic unlike any other property on 7 Mile Island. From the second that your guests enter the home, the quality of the finishings and furnishings will overwhelm their senses. The first level is set atop a concrete slab foundation, which elevates the ceiling heights while reducing entry steps, allowing for an inviting arrival. The polished concrete floors on the first level are both visually striking and cool underfoot. A beachfront family room sets the tone for the entire house, with floor-to-ceiling Weiland sliders opening onto the wraparound deck. This stunning space features a custom sectional, high-end upholstery, a full wet bar with Henrybuilt cabinetry, Subzero refrigerated drawers, and a picture-perfect reading nook. The laundry / mudroom is just as captivating as the rest of the home, featuring two sets of washers and dryers and a wall of custom built cabinetry. Three beautifully appointed en-suite bedrooms complete this level, including a custom walnut bunk room with extra-long beds. A breathtaking, steel staircase with floating oak treads and beautiful millwork leads you to the second floor great room. While the beauty of this space cannot be overstated, the expansive, picturesque views through the walls of Weiland doors and windows rivals almost any ocean view that you have seen on 7 Mile Island. The drama of this room is enhanced by a two story, custom-milled, vaulted ceiling over the living area, which is anchored by a linear, three-sided gas fireplace. The chef's kitchen is as stunning as it is functional. Henrybuilt custom cabinetry in white oak and walnut perfectly complements the Caesarstone Quartz countertops and top-tier appliances, including two Miele wall ovens, a Miele dishwasher, an integrated Thermador induction cooktop, and Subzero refrigeration. A floor-to-ceiling Henrybuilt storage system flanks the refrigeration, accompanied by a walk-in pantry, with a full service coffee bar, to ensure that you could store everything you could ever use. The dining area offers some of the most

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extraordinary views in the home, while a full-service wet bar with a beverage fridge, ice maker, and seating area enhances the entertainment experience. Multiple Weiland doors open from the great room to the wraparound second-floor deck, where an outdoor living space, dining area, and high-top seating area create the perfect setting for gatherings large or small. The deck is clad in Ipe, accented by cable rails, Azek trim, and an Ipe rail cap. A separate grill deck on the north side of the home features a built-in Bull grill and hood, keeping outdoor cooking away from the main entertainment space.

PROPERTY DETAILS

| | | | |
|-----------------------|-----------------------|-------------------|----------------------|
| Exterior | OutsideFeatures | ParkingGarage | OtherRooms |
| Metal | Patio | 4 car parking | Living Room |
| Shingle | Deck | | Dining Room |
| Steel | Porch | | Kitchen |
| Wood | Grill | | Recreation/Family |
| | Fenced Yard | | Eat-In-Kitchen |
| | Storage Building | | Dining Area |
| | Cable TV | | Pantry |
| | Sidewalks | | Laundry/Utility Room |
| | Outside Shower | | Great Room |
| | In Ground Pool | | |
| | Sprinkler System | | |
| InteriorFeatures | AppliancesIncluded | AlsoIncluded | Basement |
| Bar | Self-Clean Oven | Rugs | Masonry Floors/Wall |
| Cathedral Ceilings | Microwave Oven | Furniture | Slab |
| Fireplace- Gas | Refrigerator | Window Treatments | |
| Wood Flooring | Washer | | |
| Smoke/Fire Alarm | Dryer | | |
| Storage | Dishwasher | | |
| Walk in Closet | Disposal | | |
| Tile Flooring | Burglar Alarm | | |
| Kitchen Island | Smoke/Fire Detector | | |
| Beverage Refrigerator | Stove Electric | | |
| Heating | Cooling | HotWater | Water |
| Forced Air | Central Air Condition | Gas- Natural | City |
| Multi-Zoned | Ceiling Fan | | |
| | Multi Zoned | | |
| Sewer | | | |
| City | | | |



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