







601 Seagrove Cape May Point, NJ 08212



COMMENTS

Welcome to 601 Seagrove Ave, Cape May Point, a charming home built in 1955 and cherished by the same family since 1992. This delightful property seamlessly blends vintage charm with modern upgrades throughout, including updated plumbing and electrical systems, a recent HVAC system, a cozy natural gas fireplace and additionally, there is a convenient hot/cold outdoor shower . The roof, replaced in 2019, features ridge and eave vents for optimal ventilation. A full 2-car garage provides ample space for vehicles and storage, enhancing the property\'s functionality. The rear garden beds benefit from an efficient irrigation system, perfect for gardening enthusiasts. This Cape May Point lot measures approx. 104 x 105 feet, totaling 10,920 square feet, and offers potential for subdivision into two buildable lots, with options for fronting on Lighthouse Avenue or Seagrove Avenue. A Lower Township lot measuring 75 x 100 feet is also included, while not currently buildable due to septic requirements may be explored with Lower Township as accessory use and joined with the Cape May Point lot, while maintaining separate tax records for each municipality. The property also boasts picturesque views with conserved land across the street, enhancing its serene and scenic appeal. This home boasts a successful rental history, making it an excellent investment opportunity. Adding to its unique charm, the renowned artist Norman Rockwell vacationed here in 1962 while visiting a friend in Cape May. This unique property presents a wonderful opportunity to own a home that

	harm with contemporary plore all that this home ha		lopment potential. Schedule
PROPERTY DETAILS			
Exterior Asbestos	OutsideFeatures Patio Deck Cable TV Outside Shower	ParkingGarage Garage 2 Car Attached Gravel Driveway	OtherRooms Living Room Kitchen Dining Area 1st Floor Primary Bedroom
InteriorFeatures Cathedral Ceilings Wood Flooring Smoke/Fire Alarm	AppliancesIncluded Oven Microwave Oven Refrigerator Washer	AlsoIncluded Shades Partial Furniture	Basement Crawl Space

Dryer Dishwasher Smoke/Fire Detector





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Stove Electric

Heating Gas Natural Forced Air Cooling Central Air Condition HotWater Gas- Natural Water City

Sewer City



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