

**18 Eagles**  
**Cape May Court House, NJ 08210**

**Asking \$1,499,000.00**



**COMMENTS**

Modern Farmhouse Masterpiece Just Minutes from the Local Beaches – This custom home is being offered in the White Sands Estate, tucked away on a private cul-de-sac street and backing up to the prestigious Union League National Golf Course. This stunning new construction offers the perfect blend of high-end design, spacious living, and coastal charm. Thoughtfully designed in a modern farmhouse style, the expansive home sits on a beautifully landscaped lot just minutes from the beaches of Avalon, Stone Harbor, and Sea Isle City. Featuring 5 bedrooms and 3.5 bathrooms, this never-lived-in home includes a New Home Builder's Warranty. A welcoming front porch sets the tone for relaxed summer evenings and morning coffee moments, while the interior boasts soaring 10-foot ceilings, wide-plank hardwood floors, and refined trim and wainscoting details that showcase craftsmanship throughout. The heart of the home is an entertainer's dream: an open-concept kitchen and great room flooded with natural light. The gourmet kitchen spans the length of the living area and includes custom cabinetry, a large center island, mosaic tile backsplash, walk-in pantry, and a stylish coffee/wine bar with a wine cooler, extra island, and custom cabinets. The adjacent great room features a custom shiplap fireplace flanked by built-in bookshelves, a carved wood mantle, and large windows that bring the outdoors in. A spacious formal dining room and separate powder room complete the main living area. The first-floor primary suite is a luxurious retreat with custom wood and lit built-in shelving in the closets, a charming shiplap accent wall, and crown molding with integrated lighting for added warmth and sophistication. The ensuite bath includes a freestanding soaking tub, oversized walk-in shower, double vanity, and a private water closet. Three additional main-floor bedrooms provide ample space for family, guests, or a home office. Upstairs, a private guest suite with a full bath and generous storage serves as a second primary suite or in-law retreat. Above the oversized three-car garage—pre-wired for EV charging and designed to accommodate car lifts—a finished bonus room with full bath and extra storage adds even more versatility. Double doors open to an expansive rear deck perfect for outdoor entertaining, offering a peaceful and private backyard setting. Additional highlights include Hardy Board concrete siding, Anderson 400 Series windows with Tru-Scene screens, a tankless water heater, mudroom with built-ins, dedicated laundry room with included appliances, cabinetry, and lighting, quartz countertops throughout, cabinetry lighting, extensive molding, a water filtration system, solid wood custom garage doors with quiet closers, an extremely elevated crawlspace, Wi-Fi thermostats, extra-large fully accessible attic spaces, dual zone HVAC systems, Bluetooth fans in all bathrooms, a full irrigation system, exterior lighting throughout the property, and an epoxy multi-coated garage floor. Schedule your private showing today and experience coastal living at its finest.

**PROPERTY DETAILS**

# Berger Realty

Since 1928



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

info@bergerrealty.com



Exterior  
Brick  
Concrete  
Shingle  
Hardie Board

OutsideFeatures  
Deck  
Enclosed/Covered  
Patio  
Porch  
Sprinkler System

ParkingGarage  
Garage  
3 Car  
Attached  
Auto Door Opener  
Black Top Driveway  
4 car parking

OtherRooms  
Living Room  
Dining Room  
Kitchen  
Den/TV Room  
Recreation/Family  
Eat-In-Kitchen  
Dining Area  
Pantry  
Laundry/Utility Room  
Loft  
Great Room  
Storage Attic  
1st Floor Primary  
Bedroom  
In-Law Quarters

InteriorFeatures  
Cathedral Ceilings  
Fireplace- Gas  
Wood Flooring  
Loft  
Skylight  
Smoke/Fire Alarm  
Storage  
Walk in Closet  
Tile Flooring  
Kitchen Island  
Beverage Refrigerator

AppliancesIncluded  
Range  
Oven  
Microwave Oven  
Refrigerator  
Washer  
Dryer  
Dishwasher  
Disposal  
Smoke/Fire Detector  
Stove Natural Gas  
Wine Cooler  
Stainless steel  
appliance

Basement  
Crawl Space  
Outside Entrance  
Inside Entrance

Heating  
Gas Natural  
Forced Air  
Multi-Zoned

Cooling  
Central Air Condition  
Multi Zoned

HotWater  
Electric  
On Demand

Water  
Well

Sewer  
Septic



Ask for Brent Kolmer  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email to: bak@bergerrealty.com

