



**1736 New York  
Cape May, NJ 08204**

**Asking \$7,995,000.00**



#### COMMENTS

Welcome to 1736 New York Avenue, a truly rare opportunity to own a one-of-a-kind beachfront home in one of Cape May's most exclusive neighborhoods. This 5 bedroom, 4 bathroom, 3-story home offers ultimate privacy, seclusion, and coastal retreat, complete with your own private path to the beach. Step into the foyer and head down to the expansive middle level, where you'll find a spacious family room, three well-appointed bedrooms, and two full baths. A utility room offers generous storage space, along with a laundry/second utility room. The large deck off the family room creates an ideal space for relaxing or entertaining, and a side entrance adds convenience for guests. The top floor is the heart of the home, featuring a spectacular great room with breathtaking panoramic ocean views, a dining area, a bright, open kitchen, and a wet bar sink. This level also offers a guest bedroom with a nearby full bath and a primary suite with an ensuite bath and access to the wraparound porch and another small private deck. Step out onto the expansive oceanfront deck, which wraps around to enhance the stunning coastal experience. Additional highlights include the ground level which offers an oversized garage and outdoor shower for added convenience. Whether you're seeking a peaceful year-round residence or a seaside escape, 1736 New York Avenue offers it all. Don't miss your chance to live where the ocean is your backyard!

#### PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Deck	Garage	Living Room
Wood	Outside Shower	1 Car	Dining Room
Hardie Board	Sprinkler System	Attached	Kitchen
		Auto Door Opener	Recreation/Family
		Concrete Driveway	Dining Area
		4 car parking	Laundry/Utility Room
			Great Room
InteriorFeatures	AppliancesIncluded	AlsoIncluded	Heating
Cathedral Ceilings	Range	Drapes	Gas Natural
Wood Flooring	Oven	Curtains	Forced Air
Skylight	Self-Clean Oven	Shades	
Storage	Microwave Oven	Blinds	
Wall to Wall Carpet	Refrigerator	Window Treatments	
Fireplace- Wood	Washer		
Tile Flooring	Dryer		
	Dishwasher		

# Berger Realty

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