

# Berger Realty

Since 1928



Berger Realty, Inc.  
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3328 Ocean  
Avalon, NJ 08202

Asking \$3,195,000.00



## COMMENTS

Meticulously maintained bayfront townhouse offering unobstructed water views from multiple levels. This spacious 4-bedroom, 4-bathroom home features a bright top-floor living area, multiple bayfront decks, and a smart split-level layout for added privacy. A short walk to town and beach, this property includes a deep water boat slip - perfect for boating enthusiasts looking for quick access to the bay.

## PROPERTY DETAILS

|                   |                   |                      |                     |
|-------------------|-------------------|----------------------|---------------------|
| UnitFeatures      | ParkingGarage     | OtherRooms           | AppliancesIncluded  |
| Bar               | Garage            | Living Room          | Oven                |
| Kitchen Island    | Parking Pad       | Kitchen              | Microwave Oven      |
| Foyer             | Attached          | Recreation/Family    | Refrigerator        |
| Tile Floors       | Concrete Driveway | Dining Area          | Washer              |
| Laminate Flooring |                   | Laundry/Utility Room | Dryer               |
|                   |                   |                      | Dishwasher          |
|                   |                   |                      | Smoke/Fire Detector |
|                   |                   |                      | Cooktop             |

|              |             |             |          |
|--------------|-------------|-------------|----------|
| AlsoIncluded | Heating     | Cooling     | HotWater |
| Blinds       | Gas Natural | Central Air | Gas      |
|              | Multi-Zoned | Gas         |          |
|              |             | Multi Zoned |          |



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