



# **6 Pierces Point** **Cape May Court House, NJ 08210**

**Asking \$1,300,000.00**



## **COMMENTS**

**WATERFRONT & BEACHFRONT**-The hidden secret PARADISE for water lovers in South Jersey. **UNIQUE** opportunity to purchase a dream home on the Delaware Bay with breathtaking **SUNSET** views! This property features private beaches for your family to enjoy fishing, kayaks, swimming, crabbing, jet skis, the fun is endless. Let's get you here for the summer fun! Minutes to Cape May Court House restaurants and shopping, and so close to the Ocean Beaches, Boardwalks, & Marina spots too. This beautiful 3 story home features 4 BR, 3 BA approx. 2,925 sq ft. The multi-level concept is perfect for kids & adults to enjoy their own space. Multiple decks with water views, 1st floor living w/ wet bar /Kitchenette, 2nd fl. FR with fireplace & updated kitchen, sunroom overlooking the water, 3rd fl. loft area/BR, hot tub/swim spa under the covered patio with fenced yard for the doggies, & outside shower. Also, includes a detached garage with finished 2nd floor w/heating & air & storage on the 1st floor for all your water toys. The **HIGH** elevation raises this property **OUT** of the flood zone and no need for Flood insurance. Survey & flood report in Assoc docs.

## **PROPERTY DETAILS**

|                       |                     |                    |                      |
|-----------------------|---------------------|--------------------|----------------------|
| Exterior              | OutsideFeatures     | ParkingGarage      | OtherRooms           |
| Vinyl                 | Deck                | Garage             | Recreation/Family    |
|                       | Screened Porch      | 3 Car              | Eat-In-Kitchen       |
|                       | Fenced Yard         | Detached           | Laundry/Utility Room |
|                       | Bulkhead            | Black Top Driveway | Loft                 |
|                       | Outside Shower      | Shared Driveway    | Storage Attic        |
|                       | Whirlpool/Spa       |                    |                      |
| InteriorFeatures      | AppliancesIncluded  | Basement           | Heating              |
| Cathedral Ceilings    | Range               | Crawl Space        | Gas Propane          |
| Fireplace- Gas        | Oven                |                    |                      |
| Storage               | Microwave Oven      |                    |                      |
| Wall to Wall Carpet   | Refrigerator        |                    |                      |
| Tile Flooring         | Washer              |                    |                      |
|                       | Dryer               |                    |                      |
|                       | Dishwasher          |                    |                      |
|                       | Stainless appliance | steel              |                      |
| Cooling               | HotWater            | Water              | Sewer                |
| Central Air Condition | Electric            | Well               | Septic               |

# Berger Realty

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Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



Ask for Frank Shoemaker  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: [fcs@bergerrealty.com](mailto:fcs@bergerrealty.com)

