



**647 Barry
Avalon, NJ 08202**

Asking \$1,875,000.00



COMMENTS

This charming, well-built and well -maintained elevated 3-bedroom, 2-bath single family home presents a standout entry point into Avalon's coveted real estate market—without the premium \$3-4M+ price tag associated with single family homes, or the HOA expense and limitations of condo living. Modestly priced at \$1,875,000, this offering is the lowest price single family home on the island. Set in a lovely residential neighborhood steps away from the bay and two recently refurbished public piers, the home features three nice sized bedrooms, two lovely vintage baths, fully equipped kitchen, new flooring, and bright, cheery open living space. The owners have a recent survey of the 3,502-sf lot and a variance in place for a modified handicapped ramp. Expanding within the existing footprint would allow for optimal ground use, but buyers could apply for a variance to build new. The current home affords a strong foundation to enjoy as is, expand or update. The private yard allows for plenty of room for playing, dining, grilling and gardening. The property is a short bike ride or cart drive to dining, recreation, and of, course, Avalon's pristine beaches. There is ample off- and on-street parking. A single-family home that checks all these boxes is an exceedingly rare find on 7 Mile Island. This is a wonderful and unique opportunity to own a lovely low maintenance home and to enjoy private outdoor living space, without the expense of HOA fees and shared ownership conflict. Come see 647 Barry Road in Avalon and take advantage of this exceptional opportunity - 647 Barry Road offers the perfect combination of value, location, and potential.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Asbestos	Grill	4 car parking	Living Room
Shingle	Cable TV		Dining Room
	Outside Shower		1st Floor Primary Bedroom
InteriorFeatures	AppliancesIncluded	AlsoIncluded	Basement
Handicap Features	Range	Drapes	Crawl Space
Smoke/Fire Alarm	Oven	Curtains	
Laminate Flooring	Microwave Oven	Shades	
	Washer	Blinds	
	Dryer	Rugs	
	Dishwasher	Furniture	
	Smoke/Fire Detector		
	Stove Natural Gas		

Berger Realty

• Since 1928 •



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

✉ info@bergerrealty.com



Heating
Electric
Baseboard

Cooling
Central Air Condition
Ceiling Fan

HotWater
Gas- Natural

Water
City

Sewer
City



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

