



**1130 Washington
Cape May, NJ 08204**

Asking \$1,699,999.00



COMMENTS

Where else in Cape May can you have your cake and eat it too? The answer is the Side Porch Cottage at 1130 Washington located on one of Cape May's oldest and Historic tree-lined streets on the corner of Cake and Washington Streets. Only 5 homes can call Cake theirs as this is a small slice of tranquility. This quaint historic 1850 house was home to Cape May's first families including the great-grandson of Memucan Hughes. The Israel Putnam Hughes family lived in this home for nearly one hundred years. Whether you are looking to call Cape May your forever home or also have an investment property, this provides opportunities for either. With annual rental income of over \$100,000 and families who come year after year, this is an ideal opportunity to earn income year-round. Lovingly cared for by the current owners who have brought her back to Life with many upgrades over the last 7 years. Renovated throughout with a New Roof and Central air conditioning on all three floors preserving the original character of this historic home while adding modern conveniences. Featuring New appliances, quartz countertops, a 3 zone lawn sprinkler system, allowing you to move in and plan how to spend your time. Featuring a 1st floor spacious bedroom, 2nd floor has 2 bedrooms which includes the Primary Suite, and a Fourth being the Loft that hosts a Queen and 2 twin beds there is plenty of room to accommodate a large family. With 3 Full renovated bathrooms and an outdoor shower, there's plenty of options for guests to live on all floors comfortably. Come sit on the cozy enclosed side porch for a drink after a day at the beach, or on the front porch rocking chairs while watching the morning bikers head to play tennis and families stroll down the sidewalk. The brick driveway has plenty of off-street parking for 2 cars, a golf cart and your bikes. The Paver patio hosts a large outdoor dining table with a completely fenced-in yard, ideal to let your dog relax next to you while grilling freshly caught fish. Walk to the Washington Street Mall, shopping, beaches, Exceptional restaurants, tennis, and the marina. Year round living to spend time and experience all that we have to offer in this recently Voted one of the Best Beach Towns in the US. Experience our unique Island activities like the Fall bird migratory season, West Cape May Christmas Parade, the Crab, Art, Strawberry, Lima Bean and Jazz Festivals. Being offered furnished and an opportunity to start earning income as soon as you settle. Come experience a piece of Cape May's history and all that Cape May has to offer in this quaint home close to all the action.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Wood	Porch	Parking Pad	Living Room
	Fenced Yard	2 Car	Dining Room
	Sidewalks		Kitchen
	Outside Shower		Den/TV Room

Berger Realty

• Since 1928 •



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

✉ info@bergerrealty.com



Interior Features
Wood Flooring
Walk in Closet

Appliances Included
Range
Microwave Oven
Refrigerator
Washer
Dryer
Dishwasher

Also Included
Curtains
Shades
Blinds
Furniture
Partial Furniture

Dining Area
Laundry/Utility Room
Loft
1st Floor Primary
Bedroom

Basement
Partial

Heating
Gas Propane
Hot Water

Cooling
Central Air Condition

Hot Water
Electric

Water
Public

Sewer
City



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

