



**206 A Frances  
Villas, NJ 08251**

**Asking \$689,000.00**



## COMMENTS

Located just eight houses from the serene bay beaches and stunning sunsets of the Delaware Bay, this brand-new construction home offers the perfect blend of comfort, style, and coastal living. Step inside to a bright and inviting living room that flows seamlessly into a custom kitchen featuring shaker-style cabinets, quartz countertops, a center island, and stainless-steel appliances. The adjoining dining area includes sliding glass doors that open to a spacious 12' x 30' Trek deck—perfect for entertaining or enjoying summer evenings. The private primary suite includes a full bath and a generous walk-in closet, while two additional bedrooms provide ample storage. A convenient hall storage closet/pantry and dedicated laundry room with an exterior door add to the home's functionality. Additional highlights include gas heat and central air, on-demand water heater, luxury vinyl plank flooring, ceiling fans throughout, sodded yard with irrigation system, raised foundation with flood vents and two-car stone driveway. With its ideal location just steps to the Delaware Bay, this home is the perfect choice for a summer getaway or comfortable year-round living.

## PROPERTY DETAILS

|                                                                                     |                  |                |                      |
|-------------------------------------------------------------------------------------|------------------|----------------|----------------------|
| Exterior                                                                            | OutsideFeatures  | ParkingGarage  | OtherRooms           |
| Vinyl                                                                               | Deck             | 2 Car          | Living Room          |
|                                                                                     | Porch            | Stone Driveway | Kitchen              |
|                                                                                     | Sprinkler System |                | Dining Area          |
|  |                  |                | Laundry/Utility Room |



Appl. for Ice Maker  
Oven  
Microwave Oven  
Refrigerator  
Dishwasher  
Stove  
Stove Natural Gas

HotWater  
On Demand

Water  
City

Heating  
Gas Natural



City