



**117 Syracuse**  
**Wildwood Crest, NJ 08260**

**Asking \$2,549,000.00**



**COMMENTS**

Open House Sunday 9:00-Noon. Welcome to 117 East Syracuse Avenue, a newly constructed luxury residence that has taken quality construction to an entirely new level in Wildwood Crest. Walk through the rest—and then experience the best. From the moment you arrive, the James Hardie Board siding with seamless corners sets a tone of timeless craftsmanship, free from the shortcuts often seen in modern builds. Constructed with 2x6 framing, 5/8" drywall, and extensive sound insulation, this home offers superior durability, energy efficiency, and comfort that discerning buyers will immediately appreciate. Inside, the design is both sophisticated and inviting. Sunlight dances through the expansive windows, illuminating every corner of this open living concept. The warmth of the hickory floors and modern trim details embrace you in elegance. The chef's kitchen is a showpiece featuring a striking walnut island, Colmar cabinetry with walnut beading, Café Series GE appliances, under-cabinet lighting, a deep farmhouse sink, a pot-filler faucet over the stove, and a spacious walk-in pantry—a perfect blend of function and beauty. Off the kitchen is a functional mud room with matching walnut bench. This home offers three flexible living spaces: a bright, open-concept main living room for everyday gatherings, a second-floor entertainment room with a wet bar ideal for hosting family and friends, and a versatile third-floor bonus room suited for a gym, office, or retreat. Our home provides four bedrooms and four full bathrooms featuring unique designer wallpaper, tile selections, spa-inspired finishes, and details such as marble countertops and multiple shower heads that elevate comfort to a new level. Tucked away on the main level is the primary suite serving as a serene sanctuary, carefully crafted for rest and renewal. Step outside and embrace the Jersey Shore lifestyle with a heated 9x14 pool, an outdoor shower for beach days, drink rails for effortless entertaining, and a custom cabana with roll-down shutters, TV mount, mini-fridge, and ice maker. Lush, irrigated landscaping, semi-pervious pavers, and a 6-foot privacy fence complete the setting, creating your private oasis. Practical touches like dual oversized HVAC systems, spray foam insulation, an on-demand hot water heater, and pre-wired with for Wi-Fi boosters ensure modern comfort and convenience in every corner. Perfectly situated just blocks from the beach, festivals, dining, and boardwalk excitement, this residence is more than a home—it's the benchmark of luxury living in Wildwood Crest.

**PROPERTY DETAILS**

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Hardie Board	Patio	2 Car	Living Room
	Deck		Den/TV Room
	Porch		Recreation/Family
	Fenced Yard		Eat-In-Kitchen
	Storage Building		Dining Area

# Berger Realty

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	Outside Shower In Ground Pool See Remarks Sprinkler System		Pantry Laundry/Utility Room Library/Study Great Room Storage Attic See Remarks 1st Floor Primary Bedroom
InteriorFeatures Bar Fireplace- Gas Wood Flooring Storage Walk in Closet Tile Flooring Kitchen Island Beverage Refrigerator	AppliancesIncluded Range Self-Clean Oven Microwave Oven Refrigerator Washer Dryer Dishwasher Disposal Stove Natural Gas Wine Cooler Stainless steel appliance	Basement Crawl Space Outside Entrance	Heating Gas Natural Forced Air Multi-Zoned
Cooling Central Air Condition Ceiling Fan Multi Zoned	HotWater Gas- Natural On Demand	Water City	Sewer City

