



531 Old Avalon
Avalon Manor, NJ 08202

Asking \$1,295,000.00



COMMENTS

Welcome to a true BAY gem—where rare, PANORAMIC, and completely unobstructed WATER VIEWS take center stage! This charming 2-bedroom, 2-bathroom home is perfectly situated on a quiet, low-traffic street directly across from the Avalon Manor Community Marina, making it a dream for any boating enthusiast (reduced rate for slips!). From the moment you enter, you'll be CAPTIVATED by the OPEN floor plan that showcases serene WATER VIEWS from nearly every room. Recent upgrades include brand new granite countertops, new flooring, and a new water heater, adding comfort and style to this already inviting retreat. The home also features a VERSATILE loft space that can easily function as a third sleeping area, game room, second den, or home office—whatever suits your lifestyle best. Off the back, a Florida room invites you to unwind and enjoy dazzling SUNSETS year-round. Whether you're searching for a peaceful summer escape, a cozy year-round retreat, or a savvy investment property, this home offers endless possibilities. Enjoy it just the way it is, renovate to your taste, expand upward and outward, or even rebuild your dream WATERFRONT home from scratch. The TRIPLE lot provides plenty of off-street parking! All this tranquility comes just minutes from the beautiful Avalon BEACHES, local dining, and everything this beloved shore town has to offer. Coastal living doesn't get more inviting than this!

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Deck	2 Car	Loft
	Storage Building	Attached	Florida Room
	Bulkhead	Auto Door Opener	Storage Attic
		Concrete Driveway	
InteriorFeatures	AppliancesIncluded	Basement	Heating
Cathedral Ceilings	Range	Crawl Space	Gas Natural
Wood Flooring	Oven		Forced Air
	Self-Clean Oven		
	Microwave Oven		
	Refrigerator		
	Washer		
	Dryer		
	Dishwasher		
	Disposal		
	Smoke/Fire Detector		

Berger Realty

• Since 1928 •



Berger Realty, Inc
1330 Bay Avenue
Ocean City, NJ 08226
609-391-1330/609-391-1300
✉ info@bergerrealty.com



Cooling
Central Air Condition
Ceiling Fan

HotWater
Electric

Water
Public

Sewer
Public



Ask for Barbara Fasy
Berger Realty Inc
1330 Bay Avenue, Ocean City
Call: 609-391-1330
Email to: bf@bergerrealty.com

