

# Berger Realty

Since 1928



Ocean 17  
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**1612 Pleasure**  
**Ocean City, NJ 08226**

**Asking \$1,849,900.00**



## COMMENTS

Welcome to 1612 Pleasure Avenue, a rare opportunity to own a first-floor duplex directly on the open bay in Ocean City. Featuring 3 spacious bedrooms and 2 full bathrooms, this home blends comfort with an unbeatable waterfront lifestyle. Step outside to your expansive dock with two boat slips and a boat lift, making it effortless to enjoy boating, fishing, or sunset cruises right from your backyard. Inside, large windows frame wide-open bay views, filling the living space with natural light and a true coastal vibe. The open layout flows seamlessly, perfect for gathering with friends and family after a day on the water. Whether you're seeking a year-round retreat or the ultimate summer getaway, this property delivers both luxury and convenience—close to Ocean City's shops, restaurants, and beaches, yet tucked away in a serene bay front setting. Bayfront opportunities like this are limited—don't miss your chance to make this one yours.

## PROPERTY DETAILS

|                |               |                      |                     |
|----------------|---------------|----------------------|---------------------|
| UnitFeatures   | ParkingGarage | OtherRooms           | AppliancesIncluded  |
| Fireplace      | Garage        | Kitchen              | Self-Clean Oven     |
| Kitchen Island | Parking Pad   | Eat In Kitchen       | Microwave Oven      |
|                | 1 Car         | Dining Area          | Refrigerator        |
|                |               | Laundry/Utility Room | Washer              |
|                |               | Great Room           | Dryer               |
|                |               |                      | Dishwasher          |
|                |               |                      | Disposal            |
|                |               |                      | Smoke/Fire Detector |



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