

Berger Realty

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Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
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**112 Miami
Villas, NJ 08251**

Asking \$579,000.00



COMMENTS

Don't miss this rare opportunity to own a home on an oversized lot just 4 houses from the bay, offering the perfect blend of charm, space and coastal living. The main home features 2 bedrooms and 1 full bath, with a spacious eat in kitchen ideal for gatherings. A separate 1 bedroom 1 bath guest suite cottage with French doors that invite in natural light-provides comfort and privacy for extended family and guests. The property includes a 12 x 14 shed equipped with electricity, perfectly suited for a workshop, studio, or craft space. The brand new 6ft cedar fence ensures privacy while you enjoy the outdoors, and the wide, well maintained street adds to the welcoming neighborhood feel. Just steps to the bay, you'll enjoy refreshing breezes and stunning sunsets every evening. This unique property is a true find for anyone looking to embrace coastal living with room to grow.

PROPERTY DETAILS

Exterior	Outside Features	Parking/Garage	Other Rooms
Vinyl	Deck	4 car parking	Living Room
Masonry Block	Porch		Kitchen
	Fenced Yard		Eat-In-Kitchen
	Storage Building		Laundry/Utility Room
	Cable TV		Workshop
	Outside Shower		Storage Attic
			1st Floor Primary Bedroom



Smoke/Fire Detector

Ask for Ben Duncan
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3160 Asbury Avenue, Ocean City
Call: 609-399-0076
Email to: bmd@bergerrealty.com

Also Included:
Basement
Crawl Space
Rugs
Partial Furniture

Heating



Cooling	Hot Water	Water	Sewer
Central Air Condition	Gas- Natural	City	City