



Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500 REALTOR

oc17@BergerRealty.com

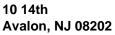


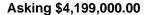














COMMENTS

North-End Beach Block Corner Discover a hard-to-find 60\' x 110\' corner in the quiet north end, located on a street where all utility lines are underground—ensuring unobstructed ocean views and a picture-perfect setting. This prime location offers exceptional privacy and curb appeal with 110 feet of frontage along Avalon Avenue and 60 feet on 14th Street. Capture a unique combination of what Avalon has to offer: close to town for convenience, yet far enough to avoid congestion and noise. A short jaunt to the beach and dune path and situated on a main bike route right outside your door, this corner is perfect for an active coastal lifestyle. Currently, the lot features a late 1970s/early 1980s upside-down home with 6 bedrooms, 3 bathrooms, and 2,392 feet of living space—with many summers of enjoyment left or which can be rented. However, if you are ready for a fresh slate, the existing structure can be removed prior to deed transfer, making this a true land sale. You will be able to build your custom dream home of 4,000+ feet with room for a pool and cabana. Opportunities like this don't last long. Seize your chance to secure a north end beach block retreat on one of the nicest corners in Avalon's serene north end. You will enjoy it for years to come.

OutsideFeatures Deck Cable TV Sidewalks



Electric

PROPERTY DETAILS

OtherRooms InteriorFeatures
Living Room Cathedral Ceilings
Kitchen Smoke/Fire Alarm
Den/TV Room Wall to Wall Carpet
Dining Area Beverage Refrigerator

Land Mark Holling Renth Halliday

Berger Realty Inc

1670 Boardwalk, Ocean City

Call: 609-391-0500

Basamailt to: geh@belgeenealty.com

Crawl Space Electric
Outside Entrance Baseboard

Water Sewer City City

AppliancesIncluded

Range

Drver

Oven Microwave Oven

Refrigerator
Washer

