

**40 Seaview Avenue  
Beesleys Point, NJ 08223**

**Asking \$739,900.00**



**COMMENTS**

Built in 2003 this Custom single family two story home is located in beautiful Beesley's Point! Fantastic location, close to the Beesley's Point Beach and Ocean City Beach. Schools-Shopping easy access to other amenities and the Garden State Parkway. This well appointed home has 4 bedrooms 2.5 baths with soaking tub in master bath and private shower. Cathedral ceilings in the master suite and two story foyer entrance. The other 3 bedrooms offer plenty of room. Multiple attic storage too. Spacious kitchen and breakfast nook and family room looking out to the private rear yard and in ground swimming pool. Large cement Pool deck, around 1120 sq.ft and upper Trex deck with around 496 sq.ft of area. Nice awning over a portion of the trex deck looking out to the pool. Recent upgrades completed by the Seller, HVAC, pool liner and pump, LVP flooring and carpet, appliances and window treatments. Just recently painted too. This is a great home for entertaining. Very large 6' x 20' front porch facing the custom landscaped lawn. The basement is huge with plenty of head room and easy interior stair access. Oversized two car garage at least 480 sq. ft in size. Plenty of exterior parking on the cement driveway. Very large shed and separate entrance. City water and a septic system. This home is worth taking a look at. Can be shown by appointment. Showings can start October 18th 2022.

**PROPERTY DETAILS**

|   |   |  |  |
|---|---|--|--|
| Exterior<br>Vinyl   | OutsideFeatures<br>Fenced Yard<br>Patio<br>Paved Road<br>Pool-In Ground<br>Porch<br>Shed<br>Sprinkler System                    | ParkingGarage<br>Auto Door Opener<br>Two Car | OtherRooms<br>Dining Area<br>Eat In Kitchen<br>Laundry/Utility Room<br>Storage Attic |
| InteriorFeatures<br>Cathedral Ceiling<br>Security System<br>Smoke/Fire Alarm<br>Storage | AppliancesIncluded<br>Dishwasher<br>Disposal<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Washer | AlsoIncluded<br>Blinds                       | Basement<br>6 Ft. or More Head<br>Room   |

# Berger Realty

• Since 1928 •



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040

✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



Heating  
Forced Air  
Gas-Natural

Cooling  
Central

HotWater  
Gas

Water  
Public

Sewer  
Septic



Ask for Kathy Errickson  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email to: [kae@bergerrealty.com](mailto:kae@bergerrealty.com)

