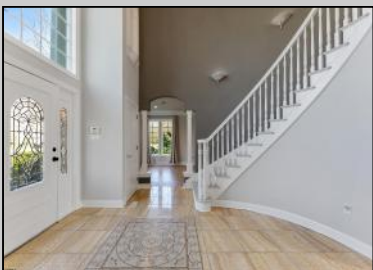
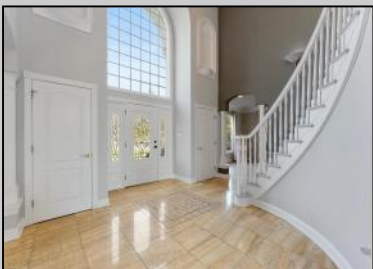


**10 Caledonia Dr  
Ocean View, NJ 08230**

**Asking \$1,125,000.00**



#### COMMENTS

Welcome to this exceptional custom-built home by Georgetti Construction, boasting nearly 4,800 square feet of living space, situated in a perfect community in one of the best school districts in the state yet only minutes to beaches. This meticulously designed residence features potential for four bedrooms, three and a half baths, and a wealth of upgrades throughout. Step inside to discover a luxurious floorplan, incorporating the gorgeous custom curved staircase flanked by formal living and dining rooms adorned with exquisite trim work, crown moldings, and refinished hardwood flooring. The home boasts large casement windows that add to the security and visual appeal of the home, providing maximum ventilation and natural light to every room. The chef's kitchen is a culinary delight, showcasing imported granite countertops from Italy, marble flooring and a Sub Zero refrigerator with custom paneling, walk-in pantry and an additional min fridge beverage cooler. The kitchen island adds utility to the well-planned kitchen, providing additional workspace and storage. Crank-style windows open to allow for ample sunshine and breeze as you peak out over the beautiful backyard. Adjacent to the kitchen, an eat-in kitchen area provides fabulous pool views. The step-down family room offers impressive ambiance and grandeur with cathedral ceilings and a gas fireplace and wall of windows and sliders that lead to the patio and pool area. On the main floor, there is also a separate den with access to the outside resort-style backyard setting. The first floor also has a private office which could also be converted into a potential 5th bedroom if so desired. On the open stairwell second floor, retreat to the five-star master suite, featuring a two-sided fireplace, offering ambiance to the bedroom as well as to the spa-like adjacent master bath ensuite complete with custom free-standing tub and impressive shower system. The master suite is further enhanced with a dressing area/ or personal office as well as a fabulous custom-designed cherry walk-in closet system. The sunny and open second floor of the home features three additional bedrooms and two additional fully customized bathrooms. One of the bedrooms boasts a custom-built bunk bed system complete with its own slide, perfect for creating a fun and imaginative space for children. There is a private back staircase leading to the kitchen and laundry room complete with a chair lift system. Entertain in style in the outdoor space on the Italian garden-style patio with multi-level decking or gather around the massive custom stone gas fireplace. The expansive patio has an outside serving bar, perfect for entertaining guests while enjoying the outdoor amenities. Take a dip in the heated gunite pool, which has been newly resurfaced, or enjoy a game of basketball on the court, all within the privacy of your wrought iron fenced backyard illuminated in the evening by custom outdoor lighting. The home has a brand new roof, a new superior LED Halo air filtration system and a new tankless water heater with circulator. Upstairs has new HVAC/ new ductwork and downstairs unit is three years new. In addition to all of the updates the home has fresh meticulous landscaping and has been freshly painted throughout, adding a

# Berger Realty

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touch of modern elegance to its already impressive features. This home offers unparalleled luxury and comfort. Don't miss the opportunity to make this your dream home - schedule a showing today!

### PROPERTY DETAILS

|                       |                    |                  |                      |
|-----------------------|--------------------|------------------|----------------------|
| Exterior              | OutsideFeatures    | ParkingGarage    | OtherRooms           |
| Stucco                | Deck               | Attached Garage  | Breakfast Nook       |
|                       | Fenced Yard        | Auto Door Opener | Den/TV Room          |
|                       | Patio              | Two Car          | Dining Room          |
|                       | Pool-In Ground     |                  | Eat In Kitchen       |
|                       | Shed               |                  | Great Room           |
|                       | Sprinkler System   |                  | Laundry/Utility Room |
|                       |                    |                  | Library/Study        |
|                       |                    |                  | Pantry               |
|                       |                    |                  | Storage Attic        |
| InteriorFeatures      | AppliancesIncluded | AlsoIncluded     | Basement             |
| Carbon Monoxide       | Burglar Alarm      | Blinds           | Crawl Space          |
| Detector              | Dishwasher         | Drapes           |                      |
| Cathedral Ceiling     | Dryer              | Shades           |                      |
| Kitchen Center Island | Gas Stove          |                  |                      |
| Security System       | Microwave          |                  |                      |
| Smoke/Fire Alarm      | Refrigerator       |                  |                      |
| Storage               | Self Cleaning Oven |                  |                      |
| Walk In Closet        | Washer             |                  |                      |
| Heating               | Cooling            | HotWater         | Water                |
| Forced Air            | Ceiling Fan(s)     | Tankless-gas     | Well                 |
| Gas-Natural           | Central            |                  |                      |
| Multi-Zoned           | Multi-Zoned        |                  |                      |
| Sewer                 |                    |                  |                      |
| Septic                |                    |                  |                      |



Ask for Leon Grisbaum  
 Berger Realty Inc  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076  
 Email to:

