



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

Asking \$949,000.00

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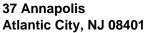














## **COMMENTS**

Welcome to Lower Chelsea Townhomes, an exclusive new construction community nestled in the heart of Atlantic City's historic Lower Chelsea neighborhood, located at 37 S. Annapolis Avenue. This limited offering of luxury townhomes blends modern coastal design with timeless sophistication-just steps from the beach, Boardwalk, and Chelsea Harbor. Step inside and experience open-concept living designed for both style and functionality. The gourmet kitchen features custom cabinetry, quartz countertops, a spacious center island, and state-of-the-art GE appliances, ideal for entertaining or everyday comfort. Oversized windows flood the space with natural light, highlighting the French white oak engineered flooring and refined finishes throughout. The living and dining areas flow effortlessly to multiple private decks, creating seamless indoor-outdoor living perfect for the shore lifestyle. Upstairs, retreat to the luxurious primary suite with high ceilings, a private deck, and a spa-inspired bathroom featuring floor-toceiling tile, a double vanity, a frameless glass shower, radiant heated floors, and a Toto Neorest smart toilet. Additional features include smart-home technology, a finished garage, an outdoor shower, and energy-efficient systems, all designed to support low-maintenance, year-round living and of course no shore home is complete without a private backyard and rear patio area. Whether you\'re seeking a full-time residence, weekend escape, or investment opportunity, Lower Chelsea Townhomes delivers the rare combination of luxury, location, and lifestyle. Please ask about the 5-Year Tax Abatement for all new construction.



Public Sewer

## PROPERTY DETAILS

ParkingGarage OtherRooms
OnASkifor Monica RBateTV Room
Berger Realty IncDining Area
Eat In Kitchen
1670 Boardwalk, Aceato Hity
Call: 609-391-05@undry/Utility Room

Email to: msr@bergerrealty.com
Cooling HotWater

Cooling HotWater
Central Gas
Gas

InteriorFeatures
Kitchen Center Island
Master Bath

