



**6001 B Winchester
Ventnor, NJ 08406**

Asking \$4,995,000.00



COMMENTS

Just what you have been waiting for... Bayfront with walkability to the Beach! New Construction single family bayfront home only 2 blocks to Ventnor's beaches & boardwalk. Over 4,200 square foot of living with 6 beds, 6 full baths. Elevated Gunite pool on deck level conveniently located directly off main living area with rear stair to grade level to access gangway with floating IPE dock, deep water boat slips & brand new composite bulkhead. Elevator to all levels, 2 car garage, kitchen with built in, paneled Thermador appliances, custom stainless hood, upgraded countertops & slab backsplash, pantry cabinet. Living room with Wet bar including beverage fridge & ice maker and 60" direct vent linear fireplace with decorative surround. First floor full bed/bath or use as office or den. Decks off front & rear on 2 levels & third floor bayfront deck to capture the sunsets. 2nd floor 4 suites all with deck access & full sized laundry room. 3rd floor dedicated to the Primary with midnight bar with beverage fridge, large WIC, expansive en-suite with radiant heat flooring, steam shower, dual vanities, makeup area, private water closet, large primary bedroom with sitting area and deck overlooking the bay. 3 Hvac system, 2 tankless hot water heaters, custom color hardie lap siding color, mahogany porch ceilings, engineered hardwood flooring throughout, designer tile & lighting. Irrigation, landscaping & outdoor shower. Prewired for alarm and cameras, audio & cable, CAT6, speakers in main areas, solid wood staircase with decorative rail system. Large ground floor cabana/bonus room for entertaining. Built by custom home builder, Piraino Builders. Anticipated completion is MID SUMMER 2025.

PROPERTY DETAILS

Exterior		OutsideFeatures		ParkingGarage		InteriorFeatures	
Asphalt		Boat Slip		Two Car		Bar	
Fiber Cement Board		Cabana				Carbon Monoxide	
Siding		Deck				Detector	
Stone		Enclosed		Outside		Elevator	
		Shower				Kitchen Center Island	
		Fenced Yard				Smoke/Fire Alarm	
		Handicap Access				Walk In Closet	
		Outside Shower					
		Patio					
		Pool-In Ground					
		Sidewalks					
		Sprinkler System					
AppliancesIncluded		Heating		Cooling		HotWater	
Dishwasher		Forced Air		Ceiling Fan(s)		Tankless-gas	

Berger Realty

• Since 1928 •



Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
1-877-237-4371 / 609-399-0076
✉ info@bergerrealty.com



Disposal
Dryer
Gas Stove
Microwave
Refrigerator
Washer

Water
Public

Sewer
Public Sewer

Central
Multi-Zoned



Ask for Lureen "Lani" Calcara
Berger Realty Inc
3160 Asbury Avenue, Ocean City
Call: 609-399-0076
Email to: luc@bergerrealty.com

