

Berger Realty

Since 1928



Berger Realty, Inc.
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522 Waverly
Ocean City, NJ 08226

Asking \$2,399,000.00



COMMENTS

Welcome to 522 Waverly Boulevard in the heart of Ocean City's deep Gardens neighborhood! This charming 3-bedroom, 2-bath Carey Cottage sits on an oversized 48x100 ft lot on a quiet, non-thru street—just steps from exclusive Seaspray Beach. One of the few remaining original Carey Cottages on the island, this meticulously maintained home offers character, functionality, and low-maintenance living. Enjoy the first floor primary, and two additional bedrooms plus a full bath upstairs. The eat-in kitchen includes a wine fridge and opens to a beautifully landscaped backyard featuring mature plantings and a tall hedgerow for added privacy. Additional highlights include a detached garage with walk-up attic storage, an outdoor shower, a separate irrigation meter, updated systems, and a roof replaced in 2013. Whether you're looking for a year-round residence or a summer retreat, this property offers a rare opportunity to own in one of Ocean City's most desirable neighborhoods.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Cedar	Outside Shower	One Car	Dining Room
	Patio		Laundry/Utility Room
	Porch		Primary BR on 1st floor
	Sidewalks		

InteriorFeatures



Gas-Natural

AppliancesIncluded
Dishwasher
Disposal
Dryer
Gas Stove
Microwave
Refrigerator
Self-Cleaning Oven
Washer
AlsoIncluded
Blinds
Ask for Matthew Bader
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Cooling
Ceiling Fan(s)
Central

HotWater
Gas

Basement
Crawl Space



Public

Sewer
Public Sewer