



**15 Bolton
Absecon, NJ 08201**

Asking \$556,399.00



COMMENTS

UNIQUE MULTI-GENERATIONAL GEM – 3 Homes in One! This extraordinary property offers unmatched versatility and character—all under one roof! The main residence showcases exquisite woodwork, soaring 9-foot ceilings, and energy-saving Low E-Glass windows throughout. Main Home Highlights: Living Room, Entertainment Room, Dining Room, Kitchen. Upstairs: Master Bedroom + 2 Additional Bedrooms and full bath. Bonus: Full walk-up attic with expansion potential. PLUS: Two Private, yet Connected Suites! Each suite is ideal for in-laws, guests, or work-from-home freedom, featuring: Private Living Room, Bedroom, Full Bath, and Kitchen. PRIME LOCATION: Just 15 minutes to Brigantine Beach, Minutes from Atlantic City's Boardwalk, beaches, and world-class casino hotels. Convenient access to public transportation. Additional Information: Seller is a licensed Real Estate Agent; Sale contingent on Seller securing suitable housing; Optional Home Warranty possible for peace of mind. This property truly has it all—flexibility, comfort, location, and charm wrapped into one incredible opportunity.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Aluminum	Curbs	None	Dining Room
Brick	Fenced Yard		In-Law Quarters
Vinyl	Paved Road		Laundry/Utility Room
Wood	Porch		Primary BR on 1st floor
	Shed		Recreation/Family
	Sidewalks		Storage Attic
InteriorFeatures	AppliancesIncluded	AlsoIncluded	Basement
Carbon Monoxide Detector	Burglar Alarm	Blinds	6 Ft. or More Head Room
Security System	Dishwasher	Curtains	Inside Entrance
Smoke/Fire Alarm	Disposal	Drapes	Partial
Storage	Gas Stove	Rugs	Unfinished
	Microwave	Shades	
	Self Cleaning Oven		
Heating	Cooling	HotWater	Water
Baseboard	Ceiling Fan(s)	Gas	Public
Gas-Natural	Window Units		
Hot Water			
Multi-Zoned			
Radiator			

Berger Realty

• Since 1928 •



Berger Realty, Inc
1330 Bay Avenue
Ocean City, NJ 08226
609-391-1330/609-391-1300
✉ info@bergerrealty.com



Sewer
Public Sewer



Ask for John Tonkinson
Berger Realty Inc
1330 Bay Avenue, Ocean City
Call: 609-391-1330
Email to: jtn@bergerrealty.com

