



**15 Tallahassee
Atlantic City, NJ 08401**

Asking \$1,290,000.00



COMMENTS

Location, Location, Location! Less than two blocks from the beach and boardwalk, this beautiful spacious Southside Lower Chelsea home offers six bedrooms, four full baths, and an open, inviting floor plan perfect for year-round living or a summer retreat. Since 2020, the current owner has thoughtfully updated both the interior and exterior while maintaining the classic old world charm. Step up to the inviting front porch with new composite decking and railings, then into the sunny enclosed porch with hardwood floors, windows on three sides bringing in the most amazing light, and cozy radiator heat. Inside, the open-concept living and dining areas feature soaring 9' ceilings and flow seamlessly into a stunning chef's kitchen. The kitchen boasts a marble island with seating for 4-6, stainless steel appliances including a six-burner gas range, Bosch dishwasher, double-door refrigerator, and built-in microwave, plus marble counters, subway tile backsplash, pantry, wine cooler, and dedicated desk area. French doors lead to the rear deck and private fenced in yard, complete with greenery, patio, firepit, grill, and an enclosed outdoor shower. The second floor offers four grand bedrooms and two full baths, including a primary suite with private bath. The third floor has two additional large bedrooms and another full bath. Hardwood floors, ample closet space, and natural light continue throughout this classic home. The unfinished basement provides endless potential with excellent ceiling height, laundry (washer, dryer, and whole house water filtration system included), and versatile space for a playroom, bar, or entertaining space with direct access to the yard. Updated systems include dual Williamson boilers, a Bradford White hot water heater, and modern electrical panels. Additional highlights include a detached brick garage (currently a home gym), parking for up to three additional cars, lawn sprinklers, mature landscaping for privacy, and plenty of storage. This home truly combines coastal living with modern upgrades—all less than two blocks from the sand, surf, and iconic Atlantic City boardwalk.

PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Fiber Cement Board Siding	Curbs	Attached Garage	Dining Area
	Enclosed Shower	Outside One Car	Eat In Kitchen
	Fenced Yard		Laundry/Utility Room
	Outside Shower		Pantry
	Patio		
	Paved Road		
	Porch		
	Porch Enclosed		
	Sidewalks		

Berger Realty

Since 1928



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



Sprinkler System

InteriorFeatures	AppliancesIncluded	AlsoIncluded	Basement
Carbon Monoxide Detector	Dishwasher	Blinds	6 Ft. or More Head Room
Kitchen Center Island	Disposal	Drapes	Full
Smoke/Fire Alarm	Dryer	Shades	Inside Entrance
Storage	Gas Stove		Masonry Floor/Wall
	Microwave		Outside Entrance
	Refrigerator		Plumbing
	Washer		Slab
			Unfinished
Heating	Cooling	HotWater	Water
Forced Air	Central	Gas	Public
Gas-Natural	Electric		
Hot Water	Multi-Zoned		
Multi-Zoned	Wall Units		
Sewer			
Public Sewer			



Ask for J.K. Hepner, III
Berger Realty Inc
3160 Asbury Avenue, Ocean City
Call: 609-399-0076
Email to: jkh@bergerrealty.com

