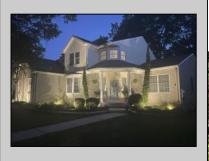
Asking \$638,900.00

Primary BR on 1st floor

805 Katie Absecon, NJ 08201













COMMENTS

NEW LISTING!! ABSOLUTELY SENSATIONAL CUSTOM BUILT HOME by TOP QUALITY BUILDER JOHN IRONS. This BEAUTIFUL 2stry is Nestled on a QUIET CUL DE SAC featuring 4-Bedrooms 2.5-Baths and offers 2,551 sq. ft. of Living Space with ELEGANT FINISHES and thoughtful design throughout. The welcoming 2 STORY FAMILY ROOM and FOCAL POINT features vaulted ceilings, cozy FIREPLACE, and French Doors leading to a TILED SUNROOM w/VAULTED CEILINGS surrounded by windows, perfect for year-round enjoyment. The KITCHEN is a CHEF\'S DELIGHT, showcasing stainless steel appliances, QUARTZ COUNTERTOPS, a tiled backsplash, and hardwood floors that flow seamlessly through the main living areas. The PRIMARY MASTER SUITE located on the FIRST FLOOR provides a private retreat with a spacious walk-in closet and a LUXURIOUS BATHROOM complete with double sinks and a CUSTOM TILED SHOWER FOR TWO!. Upstairs the Additional bedrooms offer plenty of space for family, guests, or a home office. The FULL PARTIALLY FINISHED BASEMENT with Bilco Doors provides versatile living space—ideal for a media room, playroom, or home gym. Step outside to enjoy the patio and fenced-in yard, perfect for entertaining, pets, and OUTDOOR FUN. Located just a short walk to the school, ballfields, tennis courts, and scenic walking paths, this home blends comfort, style, and convenience in a HIGHLY SOUGHT AFTER neighborhood setting. PICTURE PERFECT INSIDE and OUT!! NOT TO BE MISSED!! *Seller in immediate process with adding brand new architectural shingled roof!*

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Exterior	OutsideFeatures	ParkingGarage	OtherRooms				
Vinyl	Curbs	Two Car	Dining Area				
	Fenced Yard	Attached Garage	Dining Room				
	Patio	Auto Door Opener	Florida Room				
	Paved Road		Laundry/Utility Room				
	Porch	Pantry					
	Sprinkler System		Storage Attic				

InteriorFeatures	AppliancesIncluded	AlsoIncluded	Basement
Cathedral Ceiling	Disposal	Blinds	6 Ft. or More Head
Carbon Monoxide	Dishwasher		Room
Detector	Dryer		Finished
Storage	Gas Stove		Full
Smoke/Fire Alarm	Microwave	Heated	
Walk In Closet	Refrigerator	Inside Entrance	





Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300



info@bergerrealty.com

info@bergerrealt

Self Cleaning Oven Washer Masonry Floor/Wall Partially Finished

Heating Forced Air Gas-Natural Multi-Zoned Cooling Ceiling Fan(s) Central Multi-Zoned

HotWater Gas Water Public

Sewer Public Sewer



Ask for Dawn Scarlata Berger Realty Inc 1330 Bay Avenue, Ocean City Call: 609-391-1330

Email to: dns@bergerrealty.com

