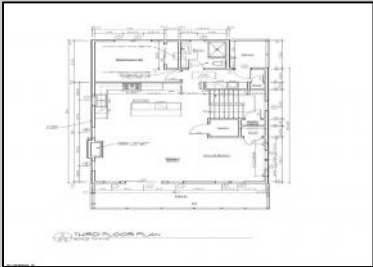
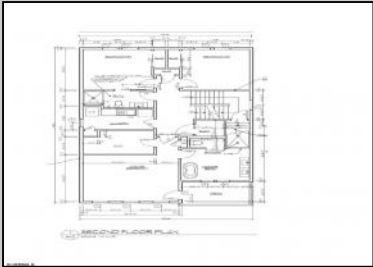
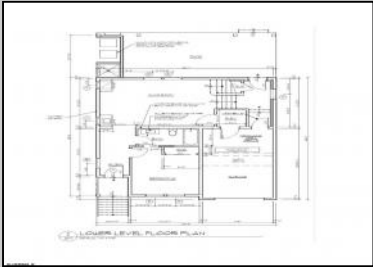


323 36th St  
Brigantine, NJ 08203

Asking \$2,275,000.00



SJSRMLS

COMMENTS

NEW CONSTRUCTION - BEACH BLOCK ONE OF A KIND CUSTOM BUILT HOME, PLENTY OF ROOM FOR A POOL (SEE POOL LAYOUT IN PHOTOS) 5 BEDROOMS, 4 BATHS 3450 SQUARE FEET, FENCED IN REAR YARD WITH 320 SQUARE FOOT RAISED COVERED PATIO IN REAR YARD. KITCHEN INCLUDES CAFE' APPLIANCES, WITH 36 INCH GAS RANGE, LARGE CENTER ISLAND WITH QUARTZ COUNTER TOPS, TILE BACK SPLASH, UNDERCABINET LIGHTING, JUST OFF THE KITCHEN IS A BUTLER'S PANTRY WITH WINE COOLER AND SINK, LIVING ROOM WITH GAS FIREPLACE, LAUNDRY ROOM WITH SINK AND 2ND REFRIGERATOR, COMPLETE ALARM SYSTEM, WIRED FOR FUTURE AUTO SYSTEM AND WIFI, 2 1/2 ZONE GAS HEAT AND CENTRAL AIR, TANKLESS HOT WATER HEATER, 4 STOP ELEVATOR, MECHANICAL MEZZANINE. THREE BEDROOMS HAVE DIRECT ACCESS TO BATHROOMS, PRIMARY BEDROOM HAS FREE STANDING SOAKING TUB, FAMILY ROOM ON THE FIRST FLOOR WITH WET BAR. ANDERSON 400 WINDOWS WITH UPGRADED GLASS, COMPOSITE SIDING, TENTATIVE COMPLETION DATE OCTOBER OF 2026 INTERIOR PHOTOS COMING SOON, PLENTY OF TIME TO MOVE IN FOR THE SUMMER OF 2027.

PROPERTY DETAILS

|                       |                    |                  |                         |
|-----------------------|--------------------|------------------|-------------------------|
| Exterior              | OutsideFeatures    | ParkingGarage    | OtherRooms              |
| See Remarks           | Curbs              | Attached Garage  | Dining Room             |
|                       | Deck               | Auto Door Opener | Great Room              |
|                       | Outside Shower     | One Car          | Laundry/Utility Room    |
|                       | Patio              |                  | Pantry                  |
|                       | Porch              |                  | Primary BR on 1st floor |
|                       | Sidewalks          |                  |                         |
|                       | Sprinkler System   |                  |                         |
|                       | Enclosed           | Outside          |                         |
|                       | Shower             |                  |                         |
| InteriorFeatures      | AppliancesIncluded | Basement         | Heating                 |
| Bar                   | Dishwasher         | Crawl Space      | Forced Air              |
| Carbon Monoxide       | Disposal           | Slab             | Gas-Natural             |
| Detector              | Dryer              |                  | Multi-Zoned             |
| Cathedral Ceiling     | Gas Stove          |                  |                         |
| Elevator              | Microwave          |                  |                         |
| Kitchen Center Island | Refrigerator       |                  |                         |
| Smoke/Fire Alarm      | Self Cleaning Oven |                  |                         |

# Berger Realty

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