



**71 Spruce**  
**Ocean City, NJ 08226**

**Asking \$2,495,000.00**



**COMMENTS**

This stunning single family home is located in the exclusive Riviera neighborhood of Ocean City. As you enter the home you are immediately embraced by the charm and upscale appointments in throughout including rich hardwood floors, a gourmet kitchen with an oversized island perfect for entertaining, a dining room surrounded by bay windows with an abundance of natural light and a large living room with exposed beams opening to the parlor. From the first floor you can step out to the large screened in porch accented with a fireplace and tv ideal for relaxing while enjoying the back yard oasis with an expansive in-ground pool. The second floor features three large en-suite bedrooms appointed with spa like bathrooms, two additional bedrooms which share a hall bathroom and the floor offers an additional den/tv room with the sixth bedroom and a large bathroom.

**PROPERTY DETAILS**

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Curbs	Attached Garage	Den/TV Room
	Deck	Auto Door Opener	Dining Room
	Fenced Yard	One Car	Eat In Kitchen
	Patio		
	Paved Road		
	Pool-In Ground		
	Sidewalks		
InteriorFeatures	AppliancesIncluded	AlsoIncluded	Basement
Cathedral Ceiling	Dishwasher	Blinds	Crawl Space
Kitchen Center Island	Disposal	Partially Furnished	
Walk In Closet	Dryer		
	Gas Stove		
	Microwave		
	Refrigerator		
	Self Cleaning Oven		
	Washer		
Heating	Cooling	HotWater	Water
Forced Air	Ceiling Fan(s)	Gas	Public
Gas-Natural	Central		
Multi-Zoned	Multi-Zoned		

# Berger Realty

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