

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
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4138 Asbury  
Ocean City, NJ 08226

Asking \$1,495,000.00



SJSRMLS

## COMMENTS

UPSCALE SOUTHBEND NEW CONSTRUCTION BY HALLIDAY-LEONARD, THE PREMIERE OCEAN CITY CONTRACTOR! LOCATION IS PERFECT -- JUST ONE SHORT BLOCK TO THE BEACH! EASY WALK TO UNCLE BILLY'S! SECOND FLOOR 3 BR, 2 BA WITH ROOFTOP DECK! ELEGANT EXTERIOR DETAILS! READY FOR EARLY SUMMER 2026! SELLER IS A NJ LICENSED REAL ESTATE AGENT.

## PROPERTY DETAILS

|             |                  |                      |                       |
|-------------|------------------|----------------------|-----------------------|
| Exterior    | ParkingGarage    | OtherRooms           | InteriorFeatures      |
| See Remarks | Attached Garage  | Dining Area          | Cathedral Ceiling(s)  |
| Shingle     | Auto Door Opener | Great Room           | Fireplace(s)          |
| Vinyl       | One Car          | Laundry/Utility Room | Hardwood Floors       |
|             |                  | Storage Attic        | Kitchen Center Island |
|             |                  |                      | Master Bath           |
|             |                  |                      | Pets Allowed          |
| Heating     | Cooling          | HotWater             | Water                 |
| Forced Air  | Central          | Gas                  | Public Water          |
| Gas-Natural | Electric         |                      |                       |



Ask for Sean McGinnis  
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