



812-814 Moorlyn  
Ocean City, NJ 08226

Asking \$4,199,000.00



### COMMENTS

Stunning Beach Block Gem-versatile 7 bedroom/5 bath single family or duplex living. Truly one of a kind beach block home offers the flexibility to be enjoyed as a single family or a duplex, perfect for extended family living or investment potential. The ground level features a heated/air conditioned garage, sitting area, private office and an elevator. Perfect for working from home or quiet time. The 1st floor has 3bedroom/2baths and a front deck. The 2nd floor has 3bedrooms/2 full baths and another front deck. The 3rd floor owner suite is a sanctuary, complete with a spacious sitting area, additional bathroom w/jacuzzi, wet bar and front and rear decks offering beautiful ocean views, perfect to watch 4th of July and New Year's Eve fireworks. Offering upgrades galore- hardwood floors, upgraded appliances, mirrored windows, plantation shutters, custom blinds and cozy fireplaces. Offered partially furnished(excluding personal items) this tastefully decorated, turnkey property is a truly must see!

### PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Curbs	Attached Garage	Dining Area
	Deck	Auto Door Opener	Great Room
	Fenced Yard	Heated Garage	Laundry/Utility Room
	Outside Shower	Two Car	
InteriorFeatures	AppliancesIncluded	AlsoIncluded	Heating
	Burglar Alarm	Blinds	Gas-Natural
	Disposal	Partially Furnished	
	Dryer	See Remarks	
	Gas Stove		
	MicroWave		
	Self Cleaning Oven		
	HotWater	Water	
	Gas	Public	
Central	Tankless-gas		Public Sewer
Multi-Zoned			



Call for Cynthia Hones  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call 609-399-4211  
Email to: cah@bergerrealty.com

