



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
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176 24th, Avalon, NJ, 08202

Price \$3,795,000.00



#### PROPERTY DETAILS

Total Rooms	14
Bedrooms	6
Baths Full	5
Baths Half	1
Year Built	2013
Type	Single Family
Block Number	24.03
Listing #	250596
Taxes	10772.00

#### COMMENTS

*This centrally located, 2013 custom built home sits on a massive, 70' x 110' lot and offers 6 bedrooms, 5.5 bathrooms, and an expansive rear yard entertaining space. The scale of this lot, which is 40% larger than the majority of lots in the center of Avalon, is noticeable throughout the property. The five-car driveway is lined with 20-foot-tall Leyland Cypress trees. ...*

#### PROPERTY FEATURES

Exterior Vinyl	OutsideFeatures Deck Porch Fenced Yard Outside Shower In Ground Pool Sprinkler System	ParkingGarage Concrete Driveway 4 car parking	OtherRooms Living Room Dining Room Kitchen Recreation/Family Laundry/Utility Room 1st Floor Primary Bedroom
InteriorFeatures Cathedral Ceilings Fireplace- Gas Wood Flooring Security System Smoke/Fire Alarm Storage Kitchen Island	AppliancesIncluded Range Self-Clean Oven Microwave Oven Refrigerator Washer Dryer Dishwasher Disposal Smoke/Fire Detector	AlsoIncluded Furniture	Heating Gas Natural Forced Air Multi-Zoned
Cooling Central Air Condition Multi Zoned	HotWater Gas- Natural	Water City	Sewer City

#### CONTACT

Ask for Leon Grisbaum  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call:

Scan to see Property page.



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