



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
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9 Seabreeze, Avalon Manor, NJ, 08202

Price \$2,095,000.00



#### PROPERTY DETAILS

Total Rooms	12
Bedrooms	5
Baths Full	5
Baths Half	1
Year Built	2006
Type	Single Family
Block Number	117
Listing #	251851
Taxes	18390.00

#### COMMENTS

*Stunning Blane Steinman-designed retreat on a private, elevated end lot in Avalon Manor with breathtaking wetland/sunset views. Perfectly suited for large families and entertaining friends, every bedroom boasts its own spa-inspired en-suite bath, each offering a unique selection of tiles and finishes. A self-contained first-floor suite features its own kitchenette with d...*

#### PROPERTY FEATURES

Exterior Vinyl	OutsideFeatures Deck Storage Building Cable TV Sidewalks Outside Shower Sprinkler System	ParkingGarage 2 Car Detached	OtherRooms Living Room Dining Room Kitchen Den/TV Room Dining Area Pantry Laundry/Utility Room Library/Study Storage Attic
InteriorFeatures Cathedral Ceilings Elevator Security System Smoke/Fire Alarm Storage Walk in Closet	AppliancesIncluded Range Oven Self-Clean Oven Microwave Oven Refrigerator Washer Dryer Dishwasher Disposal Smoke/Fire Detector	AlsoIncluded Drapes Curtains Shades Blinds Fireplace Equipment	Basement Crawl Space
Heating Gas Natural Forced Air	Cooling Central Air Condition Ceiling Fan Multi Zoned	HotWater Gas- Natural	Water City
Sewer City			



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**CONTACT**

**Ask for Jeremy Kershbaumer**  
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**Call: 609-367-3669**  
**Email to: [jek@bergerrealty.com](mailto:jek@bergerrealty.com)**

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