

# Berger Realty

Since 1926



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



22 Pelican, Avalon, NJ, 08202

Price \$7,000,000.00

VACANT  
LAND

## PROPERTY DETAILS

|              |                        |
|--------------|------------------------|
| Total Rooms  | 0                      |
| Bedrooms     | 0                      |
| Baths Full   | 0                      |
| Baths Half   | 0                      |
| Year Built   |                        |
| Type         | Residential Vacant Lot |
| Block Number | 86                     |
| Listing #    | 252633                 |
| Taxes        | 16973.00               |

## COMMENTS

Welcome to one of Avalon Lagoons' most coveted addresses! This bayfront property on Pelican Drive offers a rare opportunity to own a spacious lot with unobstructed western views—perfect for soaking in breathtaking sunsets over the bay every evening. Property Highlights: Prime bayfront location with wide water frontage Expansive ~9,300 sq. ft. lot in Avalon's pre...

## PROPERTY FEATURES

## CONTACT



Ask for Michael Devlin  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-306-3730  
Email to: msd@bergerrealty.com

Scan to see Property page.



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