

# Berger Realty

Since 1926



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040  
info@bergerrealty.com



154 98th, Stone Harbor, NJ, 08247

Price \$3,500,000.00



## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 8             |
| Bedrooms     | 3             |
| Baths Full   | 2             |
| Baths Half   | 0             |
| Year Built   | 1953          |
| Type         | Single Family |
| Block Number | 97.02         |
| Listing #    | 252869        |
| Taxes        | 11337.00      |

## COMMENTS

Welcome to 154 98th St., Stone Harbor! This charming vintage 1953 cottage is ideally situated just eight houses from the beach and a short stroll to the heart of Stone Harbor. With a generous full-size lot measuring 50 x 110, this property offers an incredible opportunity for redevelopment, allowing you to create a stunning 2,750 square foot dream home that can take full a...

## PROPERTY FEATURES

|                                                         |                                                                                       |                                                     |                                                                                                                    |
|---------------------------------------------------------|---------------------------------------------------------------------------------------|-----------------------------------------------------|--------------------------------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl                                       | OutsideFeatures<br>Patio<br>Deck<br>Storage Building<br>Outside Shower                | ParkingGarage<br>Concrete Driveway<br>4 car parking | OtherRooms<br>Living Room<br>Eat-In-Kitchen<br>Dining Area<br>Laundry/Utility Room<br>1st Floor Primary<br>Bedroom |
| InteriorFeatures<br>Cathedral Ceilings<br>Wood Flooring | AppliancesIncluded<br>Microwave Oven<br>Refrigerator<br>Washer<br>Dryer<br>Dishwasher | AlsoIncluded<br>Partial Furniture                   | Basement<br>Crawl Space<br>Outside Entrance                                                                        |
| Heating<br>Gas Natural<br>Forced Air                    | Cooling<br>Central Air Condition                                                      | HotWater<br>Gas- Natural                            | Water<br>City                                                                                                      |
| Sewer<br>City                                           |                                                                                       |                                                     |                                                                                                                    |

## CONTACT

Ask for Brian Kolmer  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-425-1391  
Email to: bk@bergerrealty.com

Scan to see Property page.

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