



211 W Atlantic Blvd, Ocean City, NJ, 08226

Price \$3,199,000.00



### PROPERTY DETAILS

<b>Total Rooms</b>	14
<b>Bedrooms</b>	6
<b>Baths Full</b>	6
<b>Baths Half</b>	0
<b>Year Built</b>	2024
<b>Type</b>	Single Family
<b>Block Number</b>	70.17
<b>Listing #</b>	574408
<b>Taxes</b>	

### COMMENTS

**\*\*\*SPECIAL INCENTIVE\*\*\* Seller will offer a 2% mortgage rate buy down with an acceptable offer! Elegance abounds in this custom Single family Gardens Gem! First floor features an inviting front porch, dining room, living room with gas fireplace, private study, Gourmet kitchen, center island with additional seating, built in wet bar, pantry, full bathroom, family room perfe...**

### PROPERTY FEATURES

Exterior Vinyl	OutsideFeatures Deck Outside Shower Paved Road Pool-In Ground Sidewalks Sprinkler System	ParkingGarage Attached Garage Auto Door Opener Two Car	OtherRooms Den/TV Room Dining Area Dining Room Eat In Kitchen Great Room Laundry/Utility Room Pantry Recreation/Family
InteriorFeatures Bar Carbon Monoxide Detector Cathedral Ceiling Kitchen Center Island Smoke/Fire Alarm Storage Walk In Closet	AppliancesIncluded Dishwasher Disposal Dryer Gas Stove Microwave Refrigerator Self Cleaning Oven Washer	Basement Crawl Space	Heating Forced Air Gas-Natural Multi-Zoned
Cooling Ceiling Fan(s) Central Multi-Zoned	HotWater Gas	Water Public	Sewer Public Sewer

### CONTACT

Ask for Brent Kolmer  
Berger Realty Inc  
109 E 55th St., Ocean City

Scan to see Property page.



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**Email to: bak@bergerrealty.com**



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