

# Berger Realty

Since 1926



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



101 Baton Rouge Ave, Ventnor, NJ, 08406

Price \$2,349,900.00



## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 15            |
| Bedrooms     | 6             |
| Baths Full   | 5             |
| Baths Half   | 1             |
| Year Built   |               |
| Type         | Single Family |
| Block Number | 2             |
| Listing #    | 596288        |
| Taxes        | 13993.00      |

## COMMENTS

**OPEN HOUSE SAT/SUN 10-2 Stunning Corner Beach Block Property Ready for Immediate Occupancy!! New Construction! Completely Rebuilt from the Foundation Up!! Endless Views!!! \*\*\*\*6 Bedrooms with 2 Primary Suites Extended Family Ready \*\*\*\*5 Full baths and a Hidden Powder room \*\*\*\*Ocean Views from 4 of 6 Bedrooms \*\*\*\* Finished Lower Level with Private entrance \*\*\*\*3 Decks al...**

## PROPERTY FEATURES

|                       |                    |               |                   |
|-----------------------|--------------------|---------------|-------------------|
| Exterior              | OutsideFeatures    | ParkingGarage | OtherRooms        |
| Aluminum              | Deck               | One Car       | Den/TV Room       |
| Masonry/Block         | Patio              |               | Dining Area       |
| See Remarks           | Porch              |               | In-Law Quarters   |
| Stucco                | Sprinkler System   |               | Library/Study     |
| Vinyl                 |                    |               | Loft              |
|                       |                    |               | Recreation/Family |
| InteriorFeatures      | AppliancesIncluded | Heating       | Cooling           |
| Bar                   | Dishwasher         | Gas-Natural   | Central           |
| Kitchen Center Island | Disposal           | Multi-Zoned   | Multi-Zoned       |
| Storage               | Dryer              |               |                   |
|                       | Gas Stove          |               |                   |
|                       | Microwave          |               |                   |
|                       | Refrigerator       |               |                   |
|                       | Self Cleaning Oven |               |                   |
|                       | Washer             |               |                   |
| HotWater              | Water              | Sewer         |                   |
| Tankless-electric     | Public             | Public Sewer  |                   |

## CONTACT



Ask for Jeff Haas  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-425-5115  
Email to: jsh@bergerrealty.com

Scan to  Party page.

# Berger Realty

Since 1926



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



101 Baton Rouge Ave, Ventnor, NJ, 08406

Price \$2,349,900.00



## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 15            |
| Bedrooms     | 6             |
| Baths Full   | 5             |
| Baths Half   | 1             |
| Year Built   |               |
| Type         | Single Family |
| Block Number | 2             |
| Listing #    | 596288        |
| Taxes        | 13993.00      |

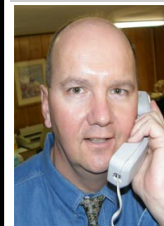
## COMMENTS

**OPEN HOUSE SAT/SUN 10-2 Stunning Corner Beach Block Property Ready for Immediate Occupancy!! New Construction! Completely Rebuilt from the Foundation Up!! Endless Views!!! \*\*\*\*6 Bedrooms with 2 Primary Suites Extended Family Ready \*\*\*\*5 Full baths and a Hidden Powder room \*\*\*\*Ocean Views from 4 of 6 Bedrooms \*\*\*\* Finished Lower Level with Private entrance \*\*\*\*3 Decks al...**

## PROPERTY FEATURES

|                       |                    |               |                   |
|-----------------------|--------------------|---------------|-------------------|
| Exterior              | OutsideFeatures    | ParkingGarage | OtherRooms        |
| Aluminum              | Deck               | One Car       | Den/TV Room       |
| Masonry/Block         | Patio              |               | Dining Area       |
| See Remarks           | Porch              |               | In-Law Quarters   |
| Stucco                | Sprinkler System   |               | Library/Study     |
| Vinyl                 |                    |               | Loft              |
|                       |                    |               | Recreation/Family |
| InteriorFeatures      | AppliancesIncluded | Heating       | Cooling           |
| Bar                   | Dishwasher         | Gas-Natural   | Central           |
| Kitchen Center Island | Disposal           | Multi-Zoned   | Multi-Zoned       |
| Storage               | Dryer              |               |                   |
|                       | Gas Stove          |               |                   |
|                       | Microwave          |               |                   |
|                       | Refrigerator       |               |                   |
|                       | Self Cleaning Oven |               |                   |
|                       | Washer             |               |                   |
| HotWater              | Water              | Sewer         |                   |
| Tankless-electric     | Public             | Public Sewer  |                   |

## CONTACT



Ask for Jeff Haas  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-425-5115  
Email to: jsh@bergerrealty.com

Scan to  Party page.

