



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



117 17th Street, Ocean City, NJ, 08226

Price \$3,995,000.00



#### PROPERTY DETAILS

Total Rooms	9
Bedrooms	4
Baths Full	2
Baths Half	0
Year Built	2012
Type	Single Family
Block Number	1709
Listing #	596981
Taxes	15995.00

#### COMMENTS

*Experience unparalleled bayfront living in this impeccably maintained custom single-family home, ideally positioned at the mouth of the lagoon with sweeping open bay views. This bayfront retreat features 3 spacious bedrooms plus an expansive loft that currently functions as a 4th bedroom, along with 2 full bathrooms. Inside, design meets comfort with multi-zone gas heati...*

#### PROPERTY FEATURES

Exterior Vinyl	OutsideFeatures Boat Slip Curbs Deck Fenced Yard Paved Road Sidewalks Sprinkler System	ParkingGarage Two Car Attached Garage Auto Door Opener	OtherRooms Eat In Kitchen Laundry/Utility Room Loft Storage Attic
InteriorFeatures Bar Cathedral Ceiling Carbon Monoxide Detector Kitchen Center Island Security System Storage Smoke/Fire Alarm Walk In Closet	AppliancesIncluded Burglar Alarm Disposal Dishwasher Dryer Gas Stove Microwave Refrigerator Washer	AlsoIncluded Blinds	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

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