|  |   |  |   | - 1 ( <u> </u>   |  |   |   |  |
|--|---|--|---|--|--|---|---|--|
| Berger J   | Realty  | And the second s | Ocean 17<br>1670 Boardwalk<br>Icean City, NJ 08226<br>609-391-0500<br>17@BergerRealty.com   | Ber  | rger Realty  |   | Ocean 17<br>1670 Boardwalk<br>Ocean City, NJ 08226<br>609-391-0500<br>⊠ <u>oc17@BergerRealty.com</u>  |  |
| 34 16th  | , Ocean City, NJ, 08226   |  | Price \$2,795,000.00  |  | 34 16th, Ocean City, N   | IJ, 08226   | Price \$2,795,0   |  |
|  |   | PR   | OPERTY DETAILS  |  |  |   | PROPERTY DETAILS  |  |
|  |   | Total Rooms<br>Bedrooms<br>Baths Full<br>Baths Half<br>Year Built<br>Type<br>Block Number<br>Listing #<br>Taxes  | 11<br>4<br>3<br>1<br>2017<br>Single Family<br>1608<br>597820<br>13939.00  |  |  | Total R<br>Bedroo<br>Baths P<br>Baths P<br>Year Bu<br>Type<br>Block N<br>Listing<br>Taxes | ms<br>Full<br>Ialf<br>uilt<br>Single F  |  |
|  | CON   | <br>MMENTS   |   |  |  | COMMENTS  |   |  |
| Ocean City's coveted spectacular levels, th  | d Carnival Lagoon. Cust<br>his coastal sanctuary of   | tom-built and thoug<br>fers 4 spacious bec   | ront residence in the heart of<br>htfully designed across three<br>Irooms, 3 full baths, a powder<br>luxury. Inside, a soft, serene | Ocean City<br>spectacula   | 's coveted Carnival Lago<br>r levels, this coastal sand                | oon. Custom-built a<br>ctuary offers 4 spac   | ry waterfront residence in the he<br>nd thoughtfully designed across<br>sious bedrooms, 3 full baths, a po<br>timeless luxury. Inside, a soft, so |  |
| PROPERTY FEATURES  |   |  |   |  | PROPERTY FEATURES  |   |   |  |
| Exterior<br>Vinyl  | OutsideFeatures<br>Boat Slip<br>Deck<br>Patio<br>Paved Road<br>Sidewalks  | ParkingGarage<br>One Car   | OtherRooms<br>Dining Area<br>Dining Room<br>Eat In Kitchen<br>Laundry/Utility Room  | Exterior<br>Vinyl  | OutsideFeatur<br>Boat Slip<br>Deck<br>Patio<br>Paved Road<br>Sidewalks | res ParkingG<br>One Car   |   |  |
| InteriorFeatures<br>Carbon Monoxide<br>Detector<br>Kitchen Center Island   | AppliancesIncluded<br>Dishwasher<br>Disposal<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Washer | Heating<br>Forced Air<br>Gas-Natural<br>Multi-Zoned  | Cooling<br>Ceiling Fan(s)<br>Central  | InteriorFeatu<br>Carbon Mono<br>Detector<br>Kitchen Cent   | oxide Dishwasher<br>Disposal   | Forced A<br>Gas-Nati<br>Multi-Zor   | ural Central  |  |
| HotWater<br>Gas  | Water<br>Public   | Sewer<br>Public Sewer  |   | HotWater<br>Gas  | Water<br>Public  | Sewer<br>Public Se  | ewer  |  |
| CONTACT  |   |  |   |  | CONTACT  |   |   |  |
| CONTACT<br>Ask for Christopher Malinowski<br>Berger Realty Inc<br>1670 Boardwalk, Ocean City<br>Call: 267-255-5000<br>Email to: cma@bergerrealty.com |   | Scan to <b>Scan to Control Contre</b>  |   | Ask for Christophe<br>Berger Realty Inc<br>1670 Boardwalk, Oc<br>Call: 267-255-5000<br>Email to: cma@ber | Scan to  |   |   |  |