

# Berger Realty

Since 1926



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



531 Avalon, Avalon Boro, NJ, 08202

Price \$1,189,000.00

## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 6             |
| Bedrooms     | 2             |
| Baths Full   | 2             |
| Baths Half   | 0             |
| Year Built   |               |
| Type         | Single Family |
| Block Number | 118.02        |
| Listing #    | 599809        |
| Taxes        | 8529.00       |

## COMMENTS

Welcome to a true BAY gem—where rare, PANORAMIC, and completely unobstructed WATER VIEWS take center stage! This charming 2-bedroom, 2-bathroom home is perfectly situated on a quiet, low-traffic street directly across from the Avalon Manor Community Marina (Lou Hart Marina), making it a dream for any boating enthusiast (reduced rate for slips!). From the moment you enter...

## PROPERTY FEATURES

|                                                           |                                                                                                                    |                                                                 |                                                     |
|-----------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------|-----------------------------------------------------|
| Exterior<br>Vinyl                                         | OutsideFeatures<br>Deck                                                                                            | ParkingGarage<br>Attached Garage<br>Auto Door Opener<br>Two Car | OtherRooms<br>Florida Room<br>Loft<br>Storage Attic |
| InteriorFeatures<br>Cathedral Ceiling<br>Smoke/Fire Alarm | AppliancesIncluded<br>Dishwasher<br>Disposal<br>Dryer<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Washer | Basement<br>Crawl Space                                         | Heating<br>Forced Air<br>Gas-Natural                |
| Cooling<br>Ceiling Fan(s)<br>Central                      | HotWater<br>Electric                                                                                               | Water<br>Public                                                 | Sewer<br>Public Sewer                               |

## CONTACT



Ask for Blake Halliday  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-412-3737  
Email to: beh@bergerrealty.com

Scan to see Property page.



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