



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



32 Manor Ave, Longport, NJ, 08403

Price \$1,875,000.00



#### PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 7             |
| Bedrooms     | 3             |
| Baths Full   | 3             |
| Baths Half   | 0             |
| Year Built   | 1948          |
| Type         | Single Family |
| Block Number | 55            |
| Listing #    | 600131        |
| Taxes        | 5853.00       |

#### COMMENTS

*Longport, on the southern tip of "The Pearl of Absecon Island", is a very upscale community, with a lovely beach, and low taxes! This very beautiful home that is "shore" to please awaits you... \* Low Taxes: \$5853.47 in 2024 \* Lot Dimensions: 40' x 62.5', 2500 sqft \* Well maintained home 1 owner full-time lived-in never rented never smoked-in no pet messes \* Invite yo...*

#### PROPERTY FEATURES

|                                                                                                                                                                         |                                                                                                                                           |                                                                |                                                                                              |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------|----------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl                                                                                                                                                       | OutsideFeatures<br>Enclosed Outside<br>Shower<br>Fenced Yard<br>Outside Shower<br>Patio<br>Porch<br>Shed<br>Sidewalks<br>Sprinkler System | ParkingGarage<br>None                                          | OtherRooms<br>Dining Room<br>Eat In Kitchen<br>Laundry/Utility Room<br>Loft<br>Storage Attic |
| InteriorFeatures<br>Carbon Monoxide<br>Detector<br>Cathedral Ceiling<br>Cedar Closet<br>Security System<br>Skylight(s)<br>Smoke/Fire Alarm<br>Storage<br>Walk In Closet | AppliancesIncluded<br>Burglar Alarm<br>Dishwasher<br>Disposal<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Washer                | AlsoIncluded<br>Blinds<br>Curtains<br>Furnished<br>See Remarks | Basement<br>Crawl Space                                                                      |
| Heating<br>Gas-Natural                                                                                                                                                  | Cooling<br>Attic Fan<br>Ceiling Fan(s)<br>Central                                                                                         | HotWater<br>Gas                                                | Water<br>Public                                                                              |
| Sewer<br>Public Sewer                                                                                                                                                   |                                                                                                                                           |                                                                |                                                                                              |



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**CONTACT**

**Ask for Donna Brown**  
**Berger Realty Inc**  
**3160 Asbury Avenue, Ocean City**  
**Call: 609-425-8352**  
**Email to: [dmb@bergerrealty.com](mailto:dmb@bergerrealty.com)**

Scan to see Property page.

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