



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

Sewer  
Public Sewer



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**CONTACT**

**Ask for Ken Sedberry**  
**Berger Realty Inc**  
**3160 Asbury Avenue, Ocean City**  
**Call: 609-442-3850**  
**Email to: [kas@bergerrealty.com](mailto:kas@bergerrealty.com)**

Scan to see Property page.

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