

# Berger Realty

Since 1926



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



31 Spruce, Ocean City, NJ, 08226

Price \$1,575,000.00

## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 9             |
| Bedrooms     | 4             |
| Baths Full   | 3             |
| Baths Half   | 0             |
| Year Built   |               |
| Type         | Single Family |
| Block Number | 1913          |
| Listing #    | 600286        |
| Taxes        | 8050.00       |

## COMMENTS

*Views, views, and more views! It is not often that a home hits the market with such sunset and water views that is not a bay front property. Welcome to 31 Spruce Road in the desirable Riviera section of Ocean City! For the early riser, there are inspirational sunrise views from the back deck but the true heart of this home is the magnificent sunsets, which will be impossib...*

## PROPERTY FEATURES

|                  |                    |                 |                      |
|------------------|--------------------|-----------------|----------------------|
| Exterior         | OutsideFeatures    | ParkingGarage   | OtherRooms           |
| Brick            | Deck               | Detached Garage | Den/TV Room          |
| Vinyl            | Enclosed Outside   |                 | Dining Area          |
|                  | Shower             |                 | Eat In Kitchen       |
|                  | Fenced Yard        |                 | Laundry/Utility Room |
|                  | Outside Shower     |                 |                      |
|                  | Patio              |                 |                      |
|                  | Sidewalks          |                 |                      |
|                  | Sprinkler System   |                 |                      |
| InteriorFeatures | AppliancesIncluded | Heating         | Cooling              |
| Carbon Monoxide  | Dishwasher         | Baseboard       | Central              |
| Detector         | Disposal           | Gas-Natural     |                      |
|                  | Gas Stove          |                 |                      |
|                  | Microwave          |                 |                      |
|                  | Refrigerator       |                 |                      |
| HotWater         | Water              | Sewer           |                      |
| Tankless-gas     | Public             | Public Sewer    |                      |

## CONTACT



Ask for Cassidy Fletcher  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-425-6121  
Email to: crf@bergerrealty.com

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