

# Berger Realty

Since 1928



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



2 Cornwall, Ventnor, NJ, 08406

Price \$4,395,000.00

## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 18            |
| Bedrooms     | 6             |
| Baths Full   | 6             |
| Baths Half   | 2             |
| Year Built   |               |
| Type         | Single Family |
| Block Number | 64            |
| Listing #    | 600848        |
| Taxes        | 11000.00      |

## COMMENTS

*Celebrating the unique architecture and charm of Ventnor's coveted historic Saint Leonard's Tract neighborhood, this luxury new construction home embodies exceptional craftsmanship, high-end finishes, and meticulous attention to detail. Crafted by the renowned Prestige Builders, this architectural masterpiece sits on an expansive 122 x 65 lot, offering both space and s...*

## PROPERTY FEATURES

|                                                                                                                                                               |                                                                                                                                                                   |                                                                 |                                                                                     |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------|-------------------------------------------------------------------------------------|
| Exterior                                                                                                                                                      | OutsideFeatures                                                                                                                                                   | ParkingGarage                                                   | OtherRooms                                                                          |
| Fiber Cement Board Siding                                                                                                                                     | Cabana<br>Curbs<br>Deck<br>Enclosed Outside Shower<br>Fenced Yard<br>Outside Shower<br>Patio<br>Pool-In Ground<br>Porch Enclosed<br>Sidewalks<br>Sprinkler System | Attached Garage<br>Auto Door Opener<br>Heated Garage<br>Two Car | Dining Area<br>Laundry/Utility Room<br>Pantry<br>Recreation/Family<br>Storage Attic |
| InteriorFeatures                                                                                                                                              | AppliancesIncluded                                                                                                                                                | Basement                                                        | Heating                                                                             |
| Bar<br>Carbon Monoxide Detector<br>Cathedral Ceiling<br>Elevator<br>Kitchen Center Island<br>Security System<br>Smoke/Fire Alarm<br>Storage<br>Walk In Closet | Burglar Alarm<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Washer                                                                  | Crawl Space                                                     | Forced Air                                                                          |
| Cooling                                                                                                                                                       | HotWater                                                                                                                                                          | Water                                                           | Sewer                                                                               |
| Ceiling Fan(s)<br>Central<br>Multi-Zoned                                                                                                                      | Gas<br>Tankless-gas                                                                                                                                               | Public                                                          | Public Sewer                                                                        |

# Berger Realty

Since 1928



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



2 Cornwall, Ventnor, NJ, 08406

Price \$4,395,000.00

## PROPERTY DETAILS

|              |               |
|--------------|---------------|
| Total Rooms  | 18            |
| Bedrooms     | 6             |
| Baths Full   | 6             |
| Baths Half   | 2             |
| Year Built   |               |
| Type         | Single Family |
| Block Number | 64            |
| Listing #    | 600848        |
| Taxes        | 11000.00      |

## COMMENTS

*Celebrating the unique architecture and charm of Ventnor's coveted historic Saint Leonard's Tract neighborhood, this luxury new construction home embodies exceptional craftsmanship, high-end finishes, and meticulous attention to detail. Crafted by the renowned Prestige Builders, this architectural masterpiece sits on an expansive 122 x 65 lot, offering both space and s...*

## PROPERTY FEATURES

|                                                                                                                                                               |                                                                                                                                                                   |                                                                 |                                                                                     |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------|-------------------------------------------------------------------------------------|
| Exterior                                                                                                                                                      | OutsideFeatures                                                                                                                                                   | ParkingGarage                                                   | OtherRooms                                                                          |
| Fiber Cement Board Siding                                                                                                                                     | Cabana<br>Curbs<br>Deck<br>Enclosed Outside Shower<br>Fenced Yard<br>Outside Shower<br>Patio<br>Pool-In Ground<br>Porch Enclosed<br>Sidewalks<br>Sprinkler System | Attached Garage<br>Auto Door Opener<br>Heated Garage<br>Two Car | Dining Area<br>Laundry/Utility Room<br>Pantry<br>Recreation/Family<br>Storage Attic |
| InteriorFeatures                                                                                                                                              | AppliancesIncluded                                                                                                                                                | Basement                                                        | Heating                                                                             |
| Bar<br>Carbon Monoxide Detector<br>Cathedral Ceiling<br>Elevator<br>Kitchen Center Island<br>Security System<br>Smoke/Fire Alarm<br>Storage<br>Walk In Closet | Burglar Alarm<br>Dryer<br>Gas Stove<br>Microwave<br>Refrigerator<br>Self Cleaning Oven<br>Washer                                                                  | Crawl Space                                                     | Forced Air                                                                          |
| Cooling                                                                                                                                                       | HotWater                                                                                                                                                          | Water                                                           | Sewer                                                                               |
| Ceiling Fan(s)<br>Central<br>Multi-Zoned                                                                                                                      | Gas<br>Tankless-gas                                                                                                                                               | Public                                                          | Public Sewer                                                                        |

**CONTACT**

**Ask for James P. Monroe**  
**Berger Realty Inc**  
**109 E 55th St., Ocean City**  
**Call:**  
**Email to: [jmp@bergerrealty.com](mailto:jmp@bergerrealty.com)**

Scan to see Property page.

**CONTACT**

**Ask for James P. Monroe**  
**Berger Realty Inc**  
**109 E 55th St., Ocean City**  
**Call:**  
**Email to: [jmp@bergerrealty.com](mailto:jmp@bergerrealty.com)**

Scan to see Property page.

