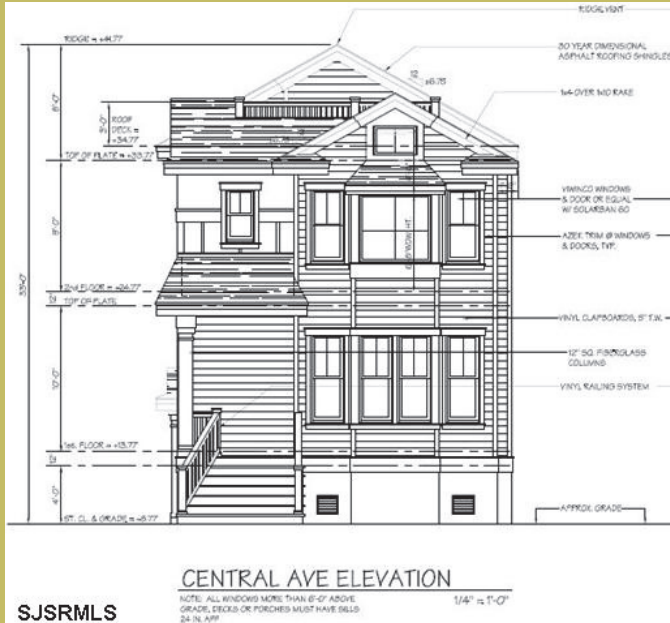


1546 Central Avenue



**Asking Price** \$589,900  
**Unit #** 1st Floor  
**Remarks** Beautiful conveniently located CORNER new construction with southern exposure. 1st Floor Condo with 3 bedrooms 2 baths, gas heat central air, gas fireplace, front wrap around side deck, gorgeous kitchen fully equipped with new appliances, granite counter, hardwood floors, tile baths, huge garage, storage, outside enclosed shower, vinyl siding and railings. June 1, 2012 completion, or before. Time to pick all colors and selections.

**Monthly Assoc. Fees** 0  
**Taxes** 4100  
**Tax Year** 2011  
**MLS #** 388439  
**City/Community** Ocean City  
**Bedrooms** 3  
**Full Baths** 2  
**Half Baths** 0  
**STYLE** Duplex  
**UNIT LOCATION** First Floor  
**UNIT FEATURES** Hardwood Floors, Master Bath, Wall to Wall Carpet

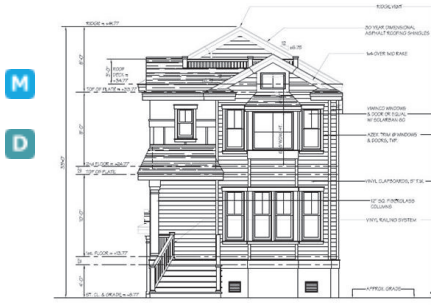


**JAMES I MARSHALL**  
**CELL: (609) 602-3243**  
**jim@jimocnj.com**  
**PRUDENTIAL FOX and ROACH-0144L**  
**Main: (609) 399-0066**



Ocean City real estate is "Worth Another Look". Today's buyers are finding Low interest rates, a healthy inventory and Ocean City's family values are among the factors behind their reasoning to fulfill their American dream and begin Building Memories at the South Jersey Shore. For additional information please call 1 - 888 - 602 - 3243 (Rapid Response Cell Phone )

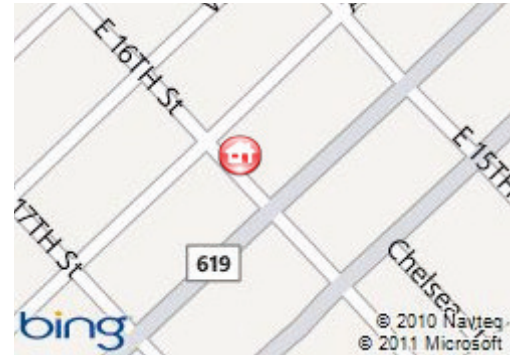
# CUSTOM DETAIL #2 MAP



CENTRAL AVE ELEVATION

SJSRMLS

MLS # **388439**  
 Status **Active**  
 Type **Condo**  
 Address **1546 Central Avenue**  
 Unit # **1st Floor**  
 City/Community **Ocean City**  
 State **NJ**  
 Zip **08226**  
 Area **Ocean City/Central**  
 Class **CONDOMINIUM**  
 Asking Price **\$589,900**



## GENERAL

Right click on map for more map options

Rooms	<b>6</b>	Tax Year	<b>2011</b>	Block #	<b>30</b>
Bd	<b>3</b>	Taxes	<b>4100</b>	Lot #	<b>1503</b>
FB	<b>2</b>	Year Built	<b>2012</b>	Closing Date	
HB	<b>0</b>	Days On Market	<b>17</b>	Original Price	<b>\$589,900</b>
Approx. SQFT	<b>1200</b>			Sold Price	
Lot Dimensions	<b>30 X 100</b>				
Condo Name	<b>NONE</b>				
Condo Name 2					
#Lvls	<b>One</b>				
#Strs	<b>Two</b>				
Monthly Assoc. Fees	<b>0</b>				

## FEATURES

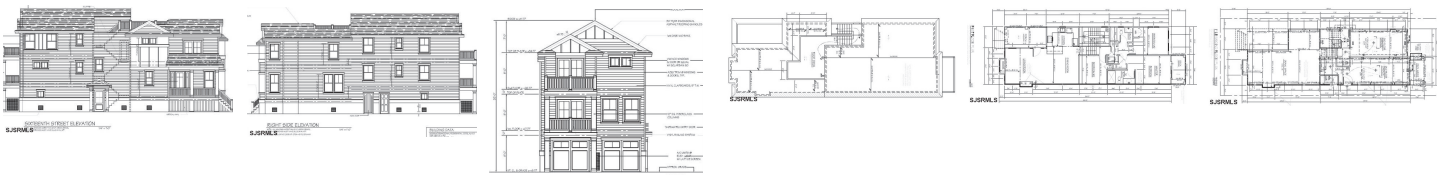
STYLE	<b>Duplex</b>	UNIT	<b>Hardwood Floors, Master Bath,</b>	HEATING	<b>Forced Air, Gas-Natural</b>
UNIT LOCATION	<b>First Floor</b>	FEATURES	<b>Wall to Wall Carpet</b>	AIR CONDITIONING	<b>Air Curtain</b>
SIDING/EXTERIOR	<b>Vinyl</b>	OTHER	<b>Dining Area</b>	WATER HEATER	<b>Gas</b>
PARKING/GARAGE	<b>Auto Door Opener,</b>	ROOMS		WATER	<b>Public Water</b>
	<b>Garage</b>	COMMON	<b>Deck/Porch</b>	SEWER	<b>Public Sewer</b>
MANAGEMENT	<b>Co-Owner</b>	AREA			
LOCATION	<b>Corner</b>	FEATURES			
		FIREPLACE	<b>Built-In, Family Room, Gas Log</b>		
		APPLIANCES	<b>Disposal, Dishwasher, Dryer,</b>		
			<b>Gas Stove, Microwave,</b>		

## REMARKS

Remarks **Beautiful conveniently located CORNER new construction with southern exposure. 1st Floor Condo with 3 bedrooms 2 baths, gas heat central air, gas fireplace, front wrap around side deck, gorgeous kitchen fully equipped with new appliances, granite counter, hardwood floors, tile baths, huge garage, storage, outside enclosed shower, vinyl siding and railings. June 1, 2012 completion, or before. Time to pick all colors and selections.**



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This information is deemed reliable, but not guaranteed.