

FERGUSON-DECHERT, INC
Main: 609-967-4200



Address **26 E 17th Street**
Asking Price **\$3,895,000**
Contract Date **3/6/2024**
Sold Price
Lot Size **50 X 110**
Remarks **OPPORTUNITY KNOCKS! BEACH BLOCK properties like this are seldom available For Sale, so, treat yourself to the mesmerizing sight & sound of the ocean! This is a FIRST-CLASS BEACH BLOCK**

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Address **55 E 26th Street**
Asking Price **\$4,525,000**
Contract Date **3/12/2024**
Sold Price **\$4,162,500**
Lot Size **50 X 110**
Remarks **Nestled within walking distance of local restaurants and shops and just 4th from the beach, this cherished older home encapsulates the essence of coastal living. Offering five bedrooms and three**

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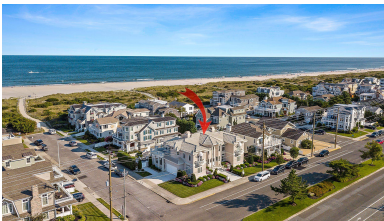
Address **65 E 17th Street**
Asking Price **\$5,595,000**
Contract Date **5/30/2024**
Sold Price
Lot Size **50' x 110'**
Remarks **Beautiful BEACH BLOCK home located third house from the beach on a fabulous block with under ground utility lines. Enjoy exceptional ocean views due to the low, rolling dunes, steps to the beach and**

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Address **25 E 12th Street**
Asking Price **\$5,995,000**
Contract Date **5/24/2024**
Sold Price
Lot Size **50 x 110**
Remarks **PREMIER CUSTOM BEACH BLOCK HOME WITH BACKYARD OASIS WITH A POOL. This stunning Avalon beach block custom home offers 6 bedrooms , 6 full baths, and 2 half baths, and provides an**

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MLS # **240667**
Address **6519 Dune Drive**
Asking Price **\$6,250,000**
Lot Size **10500'**
Sold Price
Closing Date **10/11/2024**

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Address **65 E 10th Street**
Asking Price **\$6,495,000**
Contract Date **2/21/2024**
Sold Price **\$6,000,000**
Lot Size **75' x 110'**
Remarks **This timeless, OSK designed, seashore home sits just three homes removed from the beach path on a massive, 8,250 square foot lot. Measuring 75 x 110, the oversized lot is one of the 8 largest lots in the**

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Address **93 E 17th Street**

Asking Price **\$12,500,000**

Contract Date **5/17/2024**

Sold Price

Lot Size **60' x 110'**

Remarks **One of Avalon's most spectacular OCEANFRONT homes with magnificent beach, coastline and white water vistas. Designed by Mark Asher, Architect and custom built by locally renown, Seaside Builders and Developers, every detail was considered to create a very exciting home in a very special location. The lot has 110 feet of ocean frontage with low rolling dunes that allow white water views from every angle on the second floor as well as breath taking views from the third floor. The three story, five bedroom design offers approximately 4,350 square feet of opulent living space. The gorgeous exterior captures a timeless design. The steep, sloping, cedar shake roof, stained shake exterior, brick-faced pillars, endless rafter tail design elements and spectacular architectural brackets create a look that is unique and stunning. The first floor entry, halls, laundry and family room have blue stone floors which are heated for year round use. First floor has two bedrooms sharing a private bath; third bedroom with ensuite bath, powder room, beach entry room, laundry room and a cozy family room with whitewashed planked ceiling, architectural beams, surround-sound, brick-faced fireplace, wet bar, refrigerator drawers, wine chiller and ice machine. The sensational dark oak stair system takes you to an extraordinary second floor with living room featuring a vaulted, planked ceiling, fumed 7" oak**