

**2160 Dune  
Avalon, NJ 08202**

**Asking \$1,649,000.00**



**COMMENTS**

4.5% seller financing to qualified buyers! ATTENTION LUXURY TOWNHOME BUYERS in Avalon - Welcome to the Avalon Dunes. This newly renovated home is priced to sell! 2160 Dune Drive is completely updated and a turnkey townhome in the heart of Avalon. No maintenance here! Just come and enjoy the island and bring your toothbrush. This Luxury residence has 3 bedrooms and 3 full bathrooms, encompassing an expansive open floor plan that spans nearly 2171 square feet. Updates include the following: a stunning kitchen featuring a 9' island was installed, complemented by exquisite hardwood floors. Furthermore, all three full bathrooms underwent complete renovations earlier this year, adding a touch of modern elegance to this already impressive property. The main floor boasts 9' ceilings with an expansive layout featuring a seamlessly connected kitchen, dining room, and living room, creating a remarkably spacious atmosphere. You will also find a convenient first floor bedroom as well as an adjacent full bathroom. On the upper level, you'll discover a splendid primary bedroom sanctuary adorned with a gas fireplace, cathedral ceiling, and a private balcony, offering an exquisite setting to enjoy the morning sunlight. The primary bathroom is stunning. This exceptional space showcases a dual vanity, a wonderful soaking tub, and an expansive stall shower, creating a truly breathtaking experience. Additionally, the second floor accommodates a second junior suite, complete with its own en-suite bathroom and a private balcony, providing an ideal retreat for guests or family members. Noteworthy additions encompass a shared community patio, a convenient ground-level storage unit, an outdoor shower, and elevator to the community patio and the added convenience of assigned two-car parking. The monthly condominium fee covers the cost of flood insurance. Currently the BEST value on the island.

**PROPERTY DETAILS**

|      |           |             |        |             |                      |                |          |
|------|-----------|-------------|--------|-------------|----------------------|----------------|----------|
| Unit | Features  | Parking     | Garage | Other       | Rooms                | Appliances     | Included |
|      | Handicap  | 2 Car       |        |             | Living Room          | Range          |          |
|      | Fireplace |             |        |             | Dining Room          | Oven           |          |
|      |           |             |        |             | Kitchen              | Microwave Oven |          |
|      |           |             |        |             | Den/TV Room          | Refrigerator   |          |
|      |           |             |        |             | Eat In Kitchen       | Washer         |          |
|      |           |             |        |             | Dining Area          | Dryer          |          |
|      |           |             |        |             | Laundry/Utility Room | Dishwasher     |          |
| Also | Included  | Heating     |        | Cooling     |                      | Hot            | Water    |
|      | Shades    | Gas Natural |        | Central Air |                      | Gas            |          |
|      | Rugs      | Forced Air  |        |             |                      |                |          |
|      | Furniture |             |        |             |                      |                |          |

# Berger Realty

• Since 1928 •



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500



✉ [oc17@BergerRealty.com](mailto:oc17@BergerRealty.com)

Water  
City

Sewer  
City



Ask for Troy Eggie  
Berger Realty Inc  
1670 Boardwalk, Ocean City  
Call: 609-391-0500  
Email to: [tde@bergerrealty.com](mailto:tde@bergerrealty.com)

