

# Berger Realty

Since 1928



Berger Realty, Inc.  
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Ocean City, NJ 08226  
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700 First  
Avalon, NJ 08202

Asking \$1,059,900.00



## COMMENTS

Wake each morning to views of the sunrise over the ocean and inlet. Enjoy the sight of dolphin playing in the waves and boats coming and going through Townsends Inlet. All of this from the private deck and interior of this lovely two bedroom, two bath Avalon Condominium. Situated in the quiet North end of Avalon, yet close to the tennis and pickle ball courts, fishing on the jetty, a quick walk to the beach and an easy bike ride into town. The condo features a new stainless appliance package in the kitchen, hardwood and tile flooring and a lovely ensuite primary bedroom with views to the water. The guest bedroom is located just off of the hall and shares a hall bathroom. Enjoy an afternoon of relaxation by the inviting pool and expansive sundeck, complete with lounge chairs and tables with umbrellas. You will appreciate the convenience of two elevators, assigned covered parking (the owners have installed a dedicated electric outlet in their parking spot for use for EV charging or other electrical needs) and the surprise of a popular restaurant right in the lobby. Make an appointment today to see this beautiful condo and extraordinary views.

## PROPERTY DETAILS

| UnitFeatures        | ParkingGarage    | OtherRooms  | AppliancesIncluded |
|---------------------|------------------|-------------|--------------------|
| Hardwood Floors     | Garage           | Living Room | Range              |
| Wall To Wall Carpet | 1 Car            | Kitchen     | Microwave Oven     |
| Tile Floors         | Assigned Parking | Dining Area | Refrigerator       |
|                     |                  | Pantry      | Washer             |
|                     |                  |             | Dryer              |
|                     |                  |             | Dishwasher         |
|                     |                  |             | Disposal           |



Ask for Joe Young  
Berger Realty Inc  
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Call: 609-399-0076

Email to: jty@bergerrealty.com  
Heat Pump

Central Air  
Ceiling Fan

Sewer  
City



Steel