

# Berger Realty

Since 1928



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



700 First  
Avalon, NJ 08202

Asking \$1,099,000.00



## 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



City

Ask for Phillip Bellucci  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-391-1330

Email to: pjb@bergerrealty.com  
Heat Pump

Central Air  
Ceiling Fan

Sewer  
City



Steel