



**114 Whale Beach  
Dennisville, NJ 08270**

**Asking \$199,900.00**



**COMMENTS**

Welcome to your dream retreat in Holly Lake Resort, Woodbine, NJ! This beautifully updated 3-bedroom (2 bedrooms plus a large loft) vacation home with a Florida room offers space, style, and comfort for up to 10 guests—perfect for your next getaway. Professionally styled and meticulously maintained, this home is being sold fully furnished, with just a few exclusions. Every inch of this home reflects pride of ownership with thoughtful upgrades. Notable improvements include: a Pella sliding glass door with built-in blinds (2019), professionally tinted front windows and new kitchen cabinet doors (2021), a new heat pump and A/C system with updated ductwork, mini split unit, Subzero vinyl plank flooring, completed Florida room bedroom with queen bed and pocket door, Tempur-Pedic queen sleeper sofa in Florida room, composite deck with vinyl railings, shingle roof, loft siding, hybrid adjustable platform bed and PAX closet system in the main bedroom (2022), a new shower in the bathroom (2024), and fresh paint, new flooring, and a new mattress in the loft (2025). The Florida room roof is also coated annually. The living room features another queen sleeper sofa with a foam mattress and a stunning sea glass chandelier. A 2018 Presidential custom golf cart with two-year-old batteries and a waterproof winter cover is included with an acceptable offer. There is also a shed for additional storage, and the stone driveway easily accommodates three vehicles plus the golf cart. Holly Lake Resort is a gated, pet-friendly seasonal community in the NJ Pinelands, open from March 1 to December 1, with limited off-season access. Community amenities include two pools, a lake with sandy beach, clubhouse, playgrounds, horseshoe pits, mini-golf, and more. The \$1,600 annual condo fee covers water, sewer, trash, leaf pickup, and common area maintenance. This stylish, move-in-ready home offers outstanding value for personal use or investment in one of South Jersey's most desirable vacation destinations.

**PROPERTY DETAILS**

|              |                |                |                     |
|--------------|----------------|----------------|---------------------|
| UnitFeatures | ParkingGarage  | OtherRooms     | AppliancesIncluded  |
| Fireplace    | 3 Car          | Living Room    | Self-Clean Oven     |
| Mini Split   | Stone Driveway | Kitchen        | Microwave Oven      |
|              |                | Eat In Kitchen | Refrigerator        |
|              |                | Dining Area    | Smoke/Fire Detector |
|              |                | Loft           | Stainless Steel     |
|              |                | Florida Room   | Appliance           |
|              |                | Storage Space  |                     |
| AlsoIncluded | Heating        | Cooling        | HotWater            |
| Shades       | Electric       | Central Air    | Electric            |
| Blinds       | Heat Pump      | Split          |                     |

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