

# Berger Realty

Since 1920



Berger Realty, Inc.  
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280 79th  
Avalon, NJ 08202

Asking \$999,500.00



## COMMENTS

Welcome to effortless coastal living in one of Avalon's most desirable neighborhoods! This beautifully maintained 3-bedroom, 2-bath first-floor condo is perfectly positioned just steps from both the beach and the bay, offering the ideal setting for a relaxing seaside lifestyle. Step inside to find a light-filled open layout designed for comfort and convenience. The spacious kitchen features ample cabinetry and countertop space, flowing seamlessly into a welcoming living and dining area perfect for entertaining or unwinding after a day in the sun. The generously sized bedrooms offer plenty of room for family and guests, while both bathrooms are well-appointed. One of the true highlights of this home is the covered front porch, your own private outdoor retreat for morning coffee or evening relaxation. With walkable access to Avalon's vibrant dining scene, and a short ride to Stone Harbor's business district with charming shops and more, you can park your car and enjoy the luxuries of island living. Everything you need is just a short stroll away including the pristine shoreline of 7 Mile Island. Don't miss this opportunity to own in Avalon's South End—where every day feels like vacation!

## PROPERTY DETAILS

| Unit Features | Parking/Garage   | Other Rooms    | Appliances Included |
|---------------|------------------|----------------|---------------------|
| Tile Floors   | 1 Car            | Living Room    | Oven                |
|               | Assigned Parking | Kitchen        | Microwave Oven      |
|               | Other            | Eat In Kitchen | Refrigerator        |
|               |                  | Dining Area    | Washer              |
|               |                  | Great Room     | Dryer               |
|               |                  |                | Dishwasher          |
|               |                  |                | Smoke/Fire Detector |
|               |                  |                | Steel               |



City

Ask for Nicole Williams  
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Email to: ncw@bergerrealty.com  
Electric

Central Air  
Ceiling Fan

Sewer  
City

