

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 \$1,299,000.00



COMMENTS

AMAZING INLET VIEWS! OFFERED FULLY RENOVATED BY HIGH END LOCAL BUILDER! This unit will feature a full renovation throughout including all new wide plank flooring, true chef's kitchen with high end appliance package, custom trim work, new bathrooms, new windows, new slider, new fixtures, and MORE!!! The Avalon Condos are an amenity filled condo building located in a quiet residential neighborhood, just over one block from the beach, Public Recreation and sunsets at the Public bay front dock on 8th Street! Treat yourself to the roar of the ocean, inspiring sunrises, ocean & inlet views and refreshing breezes! The complex offers top-notch amenities, including a sparkling pool, a convenient elevator, covered off-street parking with an adjacent storage unit, and the added bonus of an exceptional on-site Italian restaurant, La Vecchia Fontana. ****NOTE current unit is not renovated, construction will begin Oct 1st 2025. Buyers also have an option to purchase this unit \"as is\" for \$999K and hire JCM Development LLC (who is one of current owners) to complete renovation for ~\$150K (spec specific) **** This option if chosen will likely result in Buyer having instant equity! One of Sellers is a licensed real estate salesperson in State of NJ ****pictures in listing are of other properties renovated/built by one of the owners****

PROPERTY DETAILS

UnitFeatures	ParkingGarage	OtherRooms	AppliancesIncluded
Hardwood Floors	1 Car	Living Room	Range
	Assigned Parking	Kitchen	Oven



City

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

Email to: pjb@bergerrealty.com
Central Air
Ceiling Fan



Steel