

# Berger Realty

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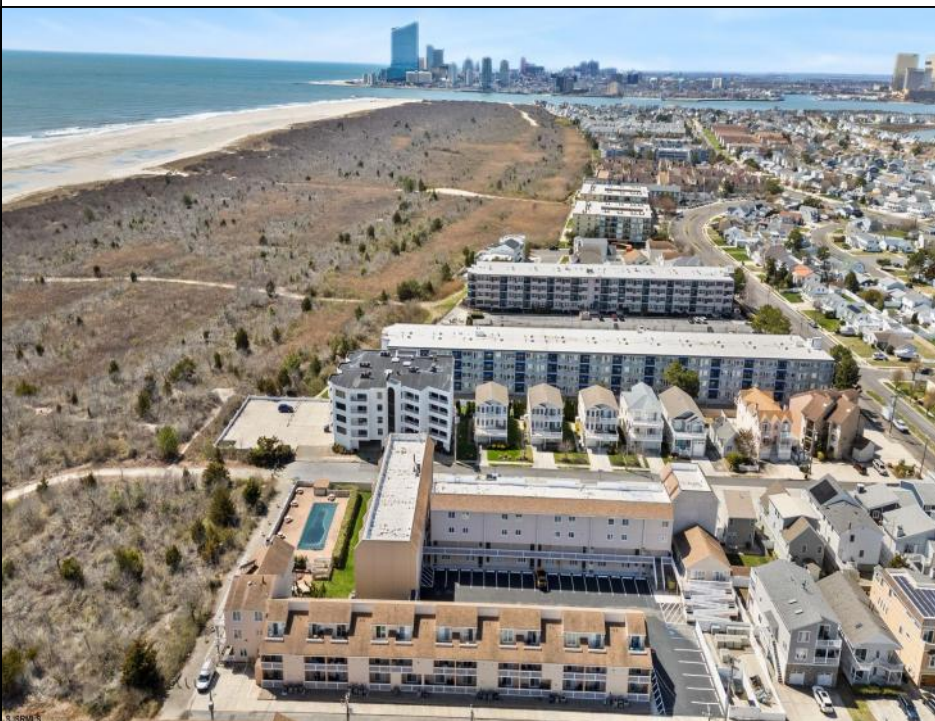
Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

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323 44th St S  
Brigantine, NJ 08203

Asking \$485,000.00



## COMMENTS

Welcome to The Islander Condos, where effortless coastal living meets modern comfort! This 2-bedroom, 2.5-bathroom bi-level condo is perfectly situated on Brigantine's desirable south side, just steps from the sand with two direct access ways to the beach. Inside, an open floor plan on the main level creates a bright and inviting atmosphere, enhanced by luxury vinyl tile flooring and abundant natural light. Step onto one of two private decks to enjoy the ocean breeze. The kitchen and living areas flow seamlessly for easy entertaining, while a convenient half bath completes the space. Upstairs, wake up to stunning water views from the primary bedroom, which features an en-suite bath and large closet. A second spacious bedroom and additional full bath provide ample comfort for family or guests. Enjoy the perks of hassle-free beach living, including an assigned parking space, an outdoor storage closet, and a lifeguard on duty in season. Plus, this unit is being sold fully furnished so just bring your suitcase! The Islander features a beautiful community pool and lounge area. Priced to sell, this is your chance to secure a beachfront getaway in time for Summer 2025! Located just minutes from everything Brigantine has to offer—and a short drive to Atlantic City's premier casinos, restaurants, and entertainment—this is the perfect shore retreat or year-round residence. Don't miss out—schedule your showing today!

## PROPERTY DETAILS

Exterior Wood	ParkingGarage None	OtherRooms Dining Area Pantry	InteriorFeatures Hardwood Floors Pets Allowed Skylight Wall to Wall Carpet
<div>  <div> <p>Ask for Laryn Crisci Berger Realty Inc 1670 Boardwalk, Ocean City Call 609-391-0500 Email to: <a href="mailto:lrc@bergerrealty.com">lrc@bergerrealty.com</a></p> </div> </div>			
<div> <div>Cooling Ceiling Fan(s)</div> <div>HotWater Electric</div> </div>			