

# Berger Realty

Since 1928



**Berger Realty, Inc**  
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Ocean City, NJ 08226  
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**108 12th**  
**Brigantine, NJ 08203**

**Asking \$1,245,000.00**



## COMMENTS

Newly Renovated Building with TWO... 2 Bed, 2 Bath Condo's Just 1.5 Blocks to the Beach! Step into coastal luxury with this beautifully designed featuring New Siding, New Roof, New Trex Deck, New Windows, New Air Handler, can I just keep saying NEW...NEW...NEW. Units are top and bottom flats perfectly situated just a block and a half from the sand and surf. Every detail has been thoughtfully updated—from the sleek, modern kitchen with stainless steel appliances and quartz countertops, Led lighting throughout units, two gorgeous bathrooms in each unit featuring custom tile work and high-end fixtures. Enjoy open concept living with abundant natural light and ocean breezes. The spacious living area flows seamlessly to a private balcony where you can take in partial ocean views—ideal for morning coffee. Both bedrooms are generously sized, with walk-in closets. Additional perks include in-unit laundry, assigned parking on brand new concrete driveway. Partially fenced in yard with Shed and great under deck storage. Whether you're looking for a beachside retreat, full-time residence, or investment property, this turnkey gem offers the ultimate in style, comfort, and location.

## PROPERTY DETAILS

OutsideFeatures	ParkingGarage	OtherRooms	Basement
Bay View	None	Great Room	Crawl Space
Deck		Pantry	
Fenced Yard			
Outside Shower			
Shed			
Sidewalks			
Heating	Ask for John McElhiney		
Baseboard	Berger Realty Inc		
Forced Air	1330 Bay Avenue, Ocean City		
Gas-Natural	Call: 609-391-1330		
Hot Water	Email to: <a href="mailto:jjm@bergerrealty.com">jjm@bergerrealty.com</a>		

Sewer  
Public Sewer

