

# Berger Realty

Since 1928



Berger Realty, Inc.  
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3851 Boardwalk  
Atlantic City, NJ 08401

Asking \$209,000.00



## COMMENTS

Welcome to Atlantic City's most sought-after oceanfront building, ideally located in the vibrant university district! This fantastic studio condominium on the 18th floor offers southern exposure that fills the space with natural sunlight all day long. Enjoy breathtaking ocean and skyline views from your private balcony or through the wall-to-wall, floor-to-ceiling sliding glass doors. The unit features a large updated kitchen with a breakfast bar, engineered flooring, a Murphy bed, generous closet space, and a laundry room with a washer and dryer. Recent upgrades include newer windows, a newer AC unit, and an updated kitchen. This building offers an unbeatable lifestyle with resort-style amenities, including indoor and outdoor heated pools, two cedar saunas, two large hot tubs, a fully equipped modern fitness center, an oceanfront clubhouse, a ping pong deck, a billiards room, bike storage, secure gated indoor parking, and 24-hour front desk security. Whether you're seeking a beachside getaway, an investment, or a full-time home, this condo delivers on every front!

## PROPERTY DETAILS

|          |               |            |          |
|----------|---------------|------------|----------|
| Exterior | ParkingGarage | Heating    | Cooling  |
| Concrete | One Car       | Electric   | Central  |
|          |               | Forced Air | Electric |

|          |              |              |
|----------|--------------|--------------|
| HotWater | Water        | Sewer        |
| Electric | Public Water | Public Sewer |



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