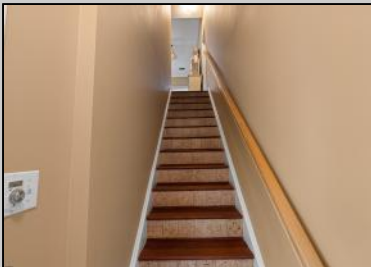


# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
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17 Catalina Drive  
Linwood, NJ 08221

Asking \$450,000.00



## COMMENTS

Desirable Catalina Cove 2nd flr end unit offering a perfect blend of comfort, style and scenic charm. This light-filled open layout invites the beauty of both sunrise and sunset whether you are enjoying a morning coffee or winding down after a long day. This unit not only captures picturesque horizons, but also provides an added sense of privacy and tranquility. Easy access to Patcong Bay for kayaking or paddle boarding. Enjoy a quiet common ground area with ample parking and a swimming pool. Each of the 3 bedrooms offers ample space and comfort. Make this your opportunity to own a move in ready home that is perfectly suited for those seeking serene lifestyle with unmatched views.

## PROPERTY DETAILS

|                    |                                             |                                                                                                                    |                        |
|--------------------|---------------------------------------------|--------------------------------------------------------------------------------------------------------------------|------------------------|
| Exterior<br>Vinyl  | ParkingGarage<br>Attached Garage<br>One Car | InteriorFeatures<br>Cathedral Ceiling(s)<br>Hardwood Floors<br>Master Bath<br>Pets Allowed<br>Walk in/Cedar Closet | Heating<br>Gas-Natural |
| Cooling<br>Central | HotWater<br>Gas                             | Water<br>Public Water                                                                                              | Sewer<br>Public Sewer  |



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