



**1202 Sheridan Blvd
Brigantine, NJ 08203**

Asking \$949,000.00



COMMENTS

This stunning home has been fully updated inside and out with countless upgrades and thoughtful details. All new windows with custom blinds bring in natural light throughout, complemented by three new sliders and a brand-new front door. Step outside to enjoy the newly built Trex decks—an upper fiberglass deck and a lower deck complete with fan and lighting. Inside, every bathroom has been completely gutted and renovated with tile flooring, tiled showers/tubs, granite countertops, and upgraded fixtures. The kitchen is a showstopper, featuring all new flooring, 42 inch cabinets, a huge center island, granite countertops and backsplash, a farmhouse sink, champagne gold fixtures, and high-end GE Café appliances including a double oven and a new pantry. New flooring flows seamlessly from the entryway through the kitchen, with refinished hardwoods and additional new flooring in the laundry room and upstairs. All ceiling fans have been replaced, along with a new attic fan and vents. The fireplace has been converted to wood-burning but still has a gas line for easy conversion back if desired. Exterior updates include a fully updated sprinkler system with flowerbed coverage, a new outdoor faucet, new lighting at the front door and garage, a new fenced-in yard, and refreshed landscaping. The garage is outfitted with custom-built storage racks. Don't forget the endless gorgeous views of the golf course. Don't miss out on this amazing opportunity to own in Brigantine. Please note, Flood insurance is \$1,556 for the year.

PROPERTY DETAILS

Exterior		OutsideFeatures		ParkingGarage		OtherRooms	
Vinyl		Curbs		Attached Garage		Den/TV Room	
		Deck		Auto Door Opener		Dining Room	
		Fenced Yard		Two Car		Eat In Kitchen	
		Outside Shower				Laundry/Utility Room	
		Sidewalks				Pantry	
		Sprinkler System				Recreation/Family	
						Storage Attic	
InteriorFeatures		AppliancesIncluded		AlsoIncluded		Basement	
Carbon Monoxide		Dishwasher		Blinds		Crawl Space	
Detector		Disposal		Fireplace Equipment			
Kitchen Center Island		Dryer					
Smoke/Fire Alarm		Electric Stove					
Storage		Microwave					
Walk In Closet		Refrigerator					
Whirlpool		Self Cleaning Oven					

Berger Realty

• Since 1928 •



Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
1-877-237-4371 / 609-399-0076
✉ info@bergerrealty.com



Washer

Heating
Forced Air
Gas-Natural
Multi-Zoned

Cooling
Attic Fan
Ceiling Fan(s)
Central
Multi-Zoned

HotWater
Gas

Water
Public

Sewer
Public Sewer



Ask for Joyce McMahon
Berger Realty Inc
3160 Asbury Avenue, Ocean City
Call: 609-399-0076
Email to: jmm@bergerrealty.com

