

# Berger Realty

Since 1928



Berger Realty, Inc.  
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**151 Annapolis**  
**Atlantic City, NJ 08401**

**Asking \$359,900.00**



SJSRMLS

## COMMENTS

Best bay-front condo in the area! Located in the Lower Chelsea neighborhood of Atlantic City and just a few blocks to the border of Ventnor, this stunning 2 bedroom, 2 bathroom townhouse-style condominium has been completely gutted and transformed into a modern waterfront paradise for buyers looking for a primary residence or second home! 2 bedrooms and 2 full bathrooms and a semi-open concept main living area make up this bi-level unit. The best part - the enormous open deck more than doubles your living area and gives you direct access to your private boat slip that can accommodate up to a 24' boat (22' boat shown - also for sale separately). In 2021 this unit was taken down to the studs, completely re-wired, re-plumbed, new deck (including new pilings & structure), new dock & ramp, and finished to a high degree of creature comforts that you're sure to love. Unit includes 1 off-street parking space, in-unit laundry, newer hot water heater, central heat & air and more. Includes most deck furniture, kayaks, & electric BBQ; interior furniture negotiable. Minimum rental term is 90 days. Why rent your vacation home when you can own! Don't miss out on the best buy opportunity to be on the water!

## PROPERTY DETAILS

|          |               |                  |            |
|----------|---------------|------------------|------------|
| Exterior | ParkingGarage | InteriorFeatures | Heating    |
| Vinyl    | None          | Pets Allowed     | Electric   |
|          |               |                  | Forced Air |
| HotWater | Water         | Sewer            |            |
| Electric | Public Water  | Public Sewer     |            |



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