

# Berger Realty

Since 1928



Berger Realty, Inc.  
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7929 Dune Dr  
Avalon Boro, NJ 08202

Asking \$599,900.00



## COMMENTS

Prime 7-Mile Island Location – Steps from the Beach! Just one block from the beautiful Avalon and Stone Harbor beaches, this impeccably maintained condo offers the best of coastal living. Ideally located near the Windrift and Icona resorts and just steps from beaches and recreation facilities, you'll enjoy both relaxation and convenience. Superb dining options are all close by. This fully furnished 2nd floor unit features a recently renovated bathroom, a well-equipped kitchen, and tasteful furnishings—making it truly move-in ready. Owners enjoy access to outstanding amenities, including a sparkling pool, fitness center, laundry, private storage, and dedicated parking ( spot #16) . Multiple outdoor lounge areas with grills and lounge chairs create the perfect setting for entertaining and soaking up the shore lifestyle. Condo fees cover building and flood insurance, water, sewer, common electricity, pool maintenance, snow removal, Wi-Fi, and professional property management—providing peace of mind and ease of ownership. Whether you're looking for a personal retreat or a turnkey rental investment (rental history available), this property is a rare find in one of the island's most desirable locations. If you desire this opportunity for investment purposes, rental bookings start early in the calendar year—a perfect reason to act now!

## PROPERTY DETAILS

ParkingGarage	InteriorFeatures	Heating	Cooling
None	Pets Allowed	Forced Air	Ceiling Fan(s)
		Heat Pump	Central



Ask for Cynthia Haves  
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