

# Berger Realty

Since 1928



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



**132 Providence**  
**Atlantic City, NJ 08401**

**Asking \$167,000.00**



## COMMENTS

Ocean Villas Condominium on the BEACH BLOCK of Providence Avenue in Atlantic City. This first-floor, ONE-BEDROOM, one-bath unit offers easy access to the Boardwalk and beach just a short walk away. The open living and dining area connects to a compact kitchen with gas cooking, wood cabinetry, tile counter, and stainless refrigerator. Laminate flooring throughout keeps maintenance simple and adds a warm, relaxed feel. Mirrored wall panels in the living room reflect light and help the space feel open and airy. The bedroom features a ceiling fan, wall air conditioning, and baseboard heat, with a full bath and hall closet nearby for convenience. Assigned PARKING is located right out front, and the building provides shared LAUNDRY facilities for owners and guests. ALL UTILITIES except cable and internet are INCLUDED in the monthly HOA fee, offering easy and affordable ownership. Ocean Villas is conveniently located near the Boardwalk, beach attractions, casinos, shopping, and Stockton University's Atlantic City campus. Cafes, restaurants, and daily conveniences are close by, and public transportation is easily accessible. This condo offers a comfortable and manageable shore retreat with the benefit of being close to everything Atlantic City has to offer. A great option for those seeking a simple coastal lifestyle or an easy getaway in a well-situated community.

## PROPERTY DETAILS

ParkingGarage	InteriorFeatures	Heating	Cooling
None	Pets Allowed	Baseboard	Window Units



Sewer  
Public Sewer  
Asker: Dawn Warren

Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: dew@bergerrealty.com

