



**1825 Beach Ave
Atlantic City, NJ 08401**

Asking \$259,900.00



COMMENTS

Welcome to your beautifully updated, move-in-ready home in highly desirable Venice Park, Atlantic City! This charming 3-bedroom, 1-bath ranch-style property is a fantastic opportunity for owner-occupants, a shore-side vacation retreat, or an investor looking for a turn-key short-term rental. The open-concept interior boasts brand new LVP flooring throughout, a refreshed kitchen featuring new quartz countertops, newer stainless steel appliances, and a convenient island perfect for casual dining and entertaining. Step outside to the new oversized deck with string light posts, which creates an ideal space for summer nights and outdoor relaxation. The home also features a one-car garage and a fenced yard. Located in the desirable Venice Park community, you're just minutes from the excitement of the beach, boardwalk, and casinos. First-time homebuyers, this could be your chance to own for less! This property may qualify for up to \$27,000 in grant money for down payment assistance, which could potentially include a \$10K ACIA Grant, a \$10K First Time Home Buyer Grant, and a \$17K First Generation Grant (subject to buyer qualifications and program guidelines—ask for details!). Don't miss this opportunity for a fantastic property with incredible financial assistance potential.

PROPERTY DETAILS

Exterior Vinyl	OutsideFeatures Deck Fenced Yard Porch Sidewalks	ParkingGarage Detached Garage One Car	OtherRooms Laundry/Utility Room
	Ask for Colin Halliday Berger Realty Inc. 1670 Boardwalk, Ocean City Call: 609-391-0500 Email: ceh@bergerrealty.com		
	Appliances Included Dishwasher Dryer Gas Stove Refrigerator Washer	Heating Forced Air Gas-Natural	Cooling Central Air
	Water Public	Sewer Public Sewer	
			