

# Berger Realty

Since 1926



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040  
info@bergerrealty.com



9601 Atlantic, Lower Township, NJ, 08260

Price \$3,495,000.00

## PROPERTY DETAILS

|              |          |
|--------------|----------|
| Total Rooms  | 12       |
| Bedrooms     | 4        |
| Baths Full   | 4        |
| Baths Half   | 1        |
| Year Built   | 2009     |
| Type         | Condo    |
| Block Number | 700 01   |
| Listing #    | 251144   |
| Taxes        | 50244.00 |

## COMMENTS

*The Pearl, Residence 413 at The Grand at Diamond Beach. A Rare Oceanfront Offering of Coastal Elegance. Welcome to this extraordinary two-floor oceanfront residence at The Grand at Diamond Beach, where timeless coastal charm meets refined luxury. Residence 413 offers an expansive four-bedroom, four-and-a-half-bathroom layout with over 2,900 square feet of interior space, ...*

## PROPERTY FEATURES

|                     |               |                      |                     |
|---------------------|---------------|----------------------|---------------------|
| UnitFeatures        | ParkingGarage | OtherRooms           | AppliancesIncluded  |
| Kitchen Island      | 2 Car         | Living Room          | Range               |
| Hardwood Floors     |               | Dining Room          | Oven                |
| Wall To Wall Carpet |               | Kitchen              | Refrigerator        |
| Foyer               |               | Laundry/Utility Room | Washer              |
|                     |               |                      | Dryer               |
|                     |               |                      | Dishwasher          |
|                     |               |                      | Disposal            |
|                     |               |                      | Smoke/Fire Detector |
| AlsoIncluded        | Heating       | Cooling              | HotWater            |
| Drapes              | Gas Natural   | Central Air          | Gas                 |
| Curtains            | Forced Air    | Electric             |                     |
| Shades              |               |                      |                     |
| Blinds              |               |                      |                     |
| Rugs                |               |                      |                     |
| Furniture           |               |                      |                     |
| Water               | Sewer         |                      |                     |
| City                | City          |                      |                     |

## CONTACT



Ask for Brian Kolmer  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-425-1391  
Email to: bk@bergerrealty.com

Scan to  ty page.

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