



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



55 32nd, Avalon, NJ, 08202

Price \$1,225,000.00



#### PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  | 4       |
| Bedrooms     | 3       |
| Baths Full   | 2       |
| Baths Half   | 0       |
| Year Built   | 1988    |
| Type         | Condo   |
| Block Number | 31      |
| Listing #    | 252995  |
| Taxes        | 3406.00 |

#### COMMENTS

*This beautiful beach block 3-bedroom 2 bath condominium is the lowest priced beach block property on 7 Mile Island! Ideally located just steps to the beach and a short walk to shops, dining and recreation. Two newly renovated bathrooms and new furnishings are just a few of the highlights of this lovely home. Each unit has its own private deck, outdoor shower, storage, a...*

#### PROPERTY FEATURES

|                     |                   |             |                     |
|---------------------|-------------------|-------------|---------------------|
| UnitFeatures        | ParkingGarage     | OtherRooms  | AppliancesIncluded  |
| Wall To Wall Carpet | Parking Pad       | Living Room | Range               |
| Tile Floors         | 1 Car             | Kitchen     | Oven                |
|                     | Concrete Driveway | Dining Area | Self-Clean Oven     |
|                     | Shared Driveway   |             | Microwave Oven      |
|                     |                   |             | Refrigerator        |
|                     |                   |             | Washer              |
|                     |                   |             | Dryer               |
|                     |                   |             | Dishwasher          |
|                     |                   |             | Disposal            |
|                     |                   |             | Smoke/Fire Detector |
| AlsoIncluded        | Heating           | Cooling     | HotWater            |
| Drapes              | Electric          | Central Air | Electric            |
| Curtains            | Heat Pump         | Ceiling Fan |                     |
| Blinds              |                   |             |                     |
| Rugs                |                   |             |                     |
| Furniture           |                   |             |                     |
| Water               | Sewer             |             |                     |
| Public              | Public            |             |                     |

#### CONTACT

Ask for Cynthia Balles  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-432-2524  
Email to: cyn@bergerrealty.com

Scan to see Property page.



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



55 32nd, Avalon, NJ, 08202

Price \$1,225,000.00



#### PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  | 4       |
| Bedrooms     | 3       |
| Baths Full   | 2       |
| Baths Half   | 0       |
| Year Built   | 1988    |
| Type         | Condo   |
| Block Number | 31      |
| Listing #    | 252995  |
| Taxes        | 3406.00 |

#### COMMENTS

*This beautiful beach block 3-bedroom 2 bath condominium is the lowest priced beach block property on 7 Mile Island! Ideally located just steps to the beach and a short walk to shops, dining and recreation. Two newly renovated bathrooms and new furnishings are just a few of the highlights of this lovely home. Each unit has its own private deck, outdoor shower, storage, a...*

#### PROPERTY FEATURES

|                     |                   |             |                     |
|---------------------|-------------------|-------------|---------------------|
| UnitFeatures        | ParkingGarage     | OtherRooms  | AppliancesIncluded  |
| Wall To Wall Carpet | Parking Pad       | Living Room | Range               |
| Tile Floors         | 1 Car             | Kitchen     | Oven                |
|                     | Concrete Driveway | Dining Area | Self-Clean Oven     |
|                     | Shared Driveway   |             | Microwave Oven      |
|                     |                   |             | Refrigerator        |
|                     |                   |             | Washer              |
|                     |                   |             | Dryer               |
|                     |                   |             | Dishwasher          |
|                     |                   |             | Disposal            |
|                     |                   |             | Smoke/Fire Detector |
| AlsoIncluded        | Heating           | Cooling     | HotWater            |
| Drapes              | Electric          | Central Air | Electric            |
| Curtains            | Heat Pump         | Ceiling Fan |                     |
| Blinds              |                   |             |                     |
| Rugs                |                   |             |                     |
| Furniture           |                   |             |                     |
| Water               | Sewer             |             |                     |
| Public              | Public            |             |                     |

#### CONTACT

Ask for Cynthia Balles  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-432-2524  
Email to: cyn@bergerrealty.com

Scan to see Property page.

