



**10007 First
 Stone Harbor, NJ 08247**

Asking \$649,000.00



COMMENTS

This Stone Harbor gem is truly special! Approximately 300 feet to the beach, 4 blocks to 96th Street and 3 blocks to a new playground, tennis courts, and basketball court makes the location second to none. A perfect walk/bike everywhere location, with private off-street parking. Located on the 2nd floor in the 3 unit back building. No other units above or directly adjacent and open year-round. New HVAC installed in 2024. Features include a separate kitchen with full-size appliances, plenty of cabinet space and granite counter tops. The open and bright living area is creatively designed with a custom couch and built in cabinetry, plus 2 closets, to maximize storage. Also, a queen size murphy bed and fold down table allows for a totally convertible space. Large private storage closet is located at the bottom of the stairs for all your beach gear and bicycles, including a stackable washer/dryer. The exterior area has an outdoor shower, grill, as well as a large patio with table and chairs. Property use is mostly owner, family, and friends. Well maintained with low HOA fees and taxes. Pets allowed. Call Matt today for a private showing!

PROPERTY DETAILS

UnitFeatures	ParkingGarage	OtherRooms	AppliancesIncluded
Hardwood Floors	1 Car	Living Room	Self-Clean Oven
Cathedral Ceiling	Assigned Parking	Kitchen	Microwave Oven
		Storage Space	Refrigerator
			Washer
			Dryer
			Dishwasher
			Disposal



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