

# Berger Realty

Since 1928



Berger Realty, Inc.  
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3401 Ocean  
Brigantine, NJ 08203

Asking \$275,000.00



## COMMENTS

Bring you Toolbox! This ocean front condo is priced for an AS IS Sale. In need of interior renovation. Great opportunity to build sweat equity...the last unit sold for \$340,000. The complex was just extensively renovated on the exterior to include new stucco and siding. Perfect property for a cash flow investment as the rental policy is very flexible. Also ideal for personal use or even as an "over-flow" apartment for your guests. Small friendly complex located just steps to the sand on the south end of the island. Other on-site features include a dedicated parking spot, a common laundry area, storage and a large roof-top deck with panoramic ocean and AC skyline views. Low taxes and condo fees! So much to do nearby! This property is located within easy walking distance of many shops and restaurants!

## PROPERTY DETAILS

UnitFeatures	ParkingGarage	OtherRooms	AppliancesIncluded
Wall To Wall Carpet	1 Car	Living Room	Range
	Assigned Parking	Kitchen	Oven
			Microwave Oven
			Refrigerator
Heating	Cooling	HotWater	Water
Baseboard	Electric	Electric	Public
	Other		



Ask for Steven Orner  
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