

# Berger Realty

Since 1928



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

info@bergerrealty.com



**9904 Seapointe**  
**Lower Township, NJ 08260**

**Asking \$815,000.00**



## COMMENTS

Welcome to this stunning 2-bedroom, 2-bathroom condo located in the highly desirable Garden Building of Seapointe Village at Diamond Beach. Seapointe Village offers a beautiful, private beach on the Atlantic Ocean with multiple pools, saunas, and hot tubs. Stay active with a state-of-the-art fitness center, tennis and basketball courts. There is on-site management, 24-hour security, and concierge services. The current owners had the drop ceiling taken down in the kitchen, raising the ceiling and popcorn ceiling removed. New ceiling fans and electrical switches have been added. Bathrooms have been updated from the original build as well as the kitchen counter and new stainless appliances. All the floors have been replaced with hardwood, carpeting in the bedrooms and tile in the kitchen and bathrooms. The private balcony is the ideal spot for sipping your morning coffee or unwinding with evening cocktails as you soak in the serene surroundings. The owners of this unit never rented but there is great rental potential. This is the ultimate resort-style living experience, this home is a true coastal retreat

## PROPERTY DETAILS

UnitFeatures	ParkingGarage	OtherRooms	AppliancesIncluded
Hardwood Floors	2 Car	Living Room	Range
Wall To Wall Carpet		Kitchen	Oven
Tile Floors		Dining Area	Self-Clean Oven
		Laundry/Utility Room	Microwave Oven
			Refrigerator
			Washer
			Dryer
			Dishwasher



Ask for Brian Kolmer  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email to: bk@bergerrealty.com

Heating  
Electric

Cooling  
Central Air  
Ceiling Fan



Partial Furniture

Water  
City

Sewer  
City