



305 Beach  
Brigantine, NJ 08203

Asking \$649,999.00



SJSRMLS

### COMMENTS

Just Listed, Beautiful Condos by the Beach, 1st floor, 4 bedrooms, 2 bathrooms as one unit or two legal condo's units A & B being sold together. Park the car and kick off your shoes, walking distance to everywhere - One block from the beach, 1.5 blocks from the bay, city dock, restaurants, WaWa and Elks Lodge. Exterior: Fully renovated with new capping, windows, siding, white vinyl railings, and Trex decking, Front Unit (Renovated Summer 2023): 2 bedrooms, Fresh paint and luxury vinyl plank flooring, Updated kitchen with quartz countertops, New upgraded stainless appliances, Kraus sink and faucet, and new disposal with air switch, Custom granite breakfast bar, Massive front deck with built-in bench seating for outdoor dining, Rear Suite (Renovated 2018), 1 bedroom, LVT flooring, On-demand hot water, Ultra-quiet and efficient split HVAC system, Separate secure entrance, ideal for rentals, Additional Features, Newer HVAC forced air system on a semi-annual maintenance agreement High-efficiency stackable washer and dryer, Excellent storage with a large shed and shared bike shed, New white vinyl outside shower with Trex flooring, Off-street parking for two cars, Spacious grass backyard. Inclusions: Major furnishings included, Great Rental Opportunity: Separate secure entrance for the rear suite makes for great rental options, Easy to Show, Don't miss out on this fantastic opportunity to own beautifully upgraded condos just steps from the beach!

### PROPERTY DETAILS

Exterior	ParkingGarage	InteriorFeatures	Heating
Vinyl	None	Fireplace(s)	Forced Air
		Hardwood Floors	Gas-Natural

Cooling  
Central

Ask for Wendy Brown  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211

Email to: wmb@bergerrealty.com

