

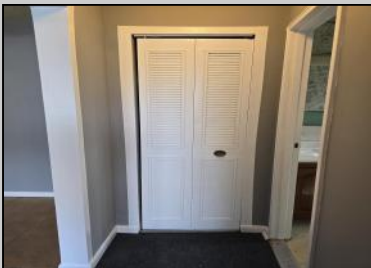
# Berger Realty

Since 1928



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

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4901 Harbor Beach Blvd  
Brigantine, NJ 08203

Asking \$189,000.00



#### COMMENTS

Fantastic location in sought after Brigantine - a very affordable 1-bedroom condo! Nestled in a quiet residential section with ease of access to the AC Expressway and GSP. This is a handyman's dream come true! Right over the bridge to all that Atlantic City has to offer and right across from the entrance to the famous Jetty Beach. Literally a 5-minute walk and you're on the sand! You can even drive you 4x4 to the beach with a permit! This condo has just been professionally painted and is ready for a rehab. Great chance to put your personal touch on a property with a lot of potential! Dolphin Cove features a large in-ground pool, pickle ball courts, tennis courts, bocce courts and convenient laundry on site. Great Value! Monthly HOA fee includes the use of all amenities, common area insurance, landscaping of common areas, exterior maintenance, gas for cooking, hot and cold water, trash, basic Dish TV Service. Owners pay an individual electric bill. Owners pay individual sewer bill. No short-term rentals are permitted. Long-term rentals are permitted. Pets are allowed with some restrictions.

#### PROPERTY DETAILS

ParkingGarage	Heating	Water	Sewer
None	Electric	Public Water	Public Sewer



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