

From: Kevin Bergin kbergin315@gmail.com
Subject: June Newsletter | Summer's Heating Up – On the Island, On the Green, and In the Market 🌴🏠
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SERHANT.

June Newsletter

INSIGHTS FROM LBI, THE GREEN, AND THE MARKET.

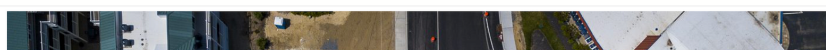
Life on the Sandbar

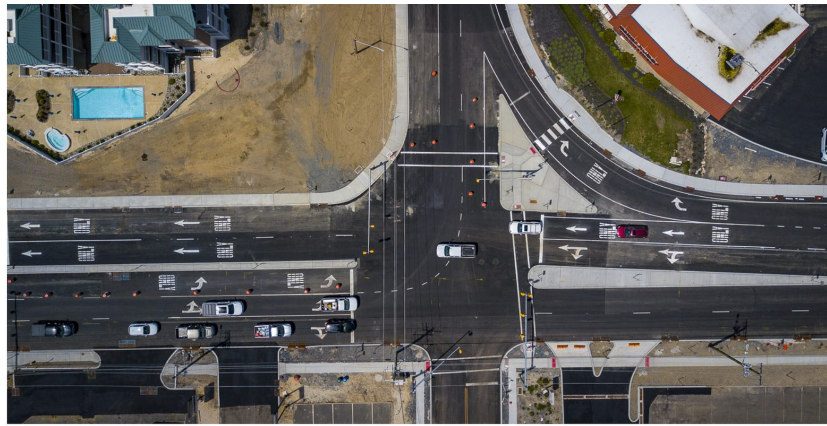
Friends and Clients,

Memorial Day Weekend brought record-breaking crowds to Long Beach Island, and local businesses felt the energy! A special shoutout to How You Brewin Coffee Company, now officially brewing at a new location in Beach Haven at 412 N Bay Ave. From Fantasy Island Amusement Park to the beach, foot traffic was everywhere - and we're just getting started.

Mark your calendars: The official LBI Chamber Kite Festival returns October 10th–11th in Ship Bottom, with the unforgettable Night Fly lighting up the skies that Saturday night in Long Beach Township (Yes, we're already working to top last year's show). An interesting update to the fall festivities is that Surf City just approved its own Kite Festival, set to coincide with Beach Haven's ChowderFest. Meanwhile, there are discussions with our team and the townships for a potential boat shuttle and even a drone show... stay tuned!

Oh, and a word to the wise: the new traffic pattern near the old circle is slowing things down, as the traffic lights are not fully synchronized. Plan ahead, or grab another coffee while you wait.





AT LAST: Motorists traveling past Seventh Street in Ship Bottom can now stay on the Boulevard while traveling south of the Causeway. (Photo by Ryan Morrill)

Golf in the Sandtrap

We recently had the chance to tee it up at Union League National in Cape May County, formerly Sand Barrens, and it did not disappoint. With 27 redesigned and challenging holes, it's well worth a trip for your summer golf list!



And in the spirit of golf and good fortune: After joining SERHANT, I scored my first hole-in-one - if you remember from a few newsletters back. A few weeks later, our most recent team member Tom Marinelli followed suit. Coincidence? Maybe. But hey - if you're a golfer thinking about joining our team, the odds seem to be in your favor. 😊





Selling with SERHANT.

Inventory on LBI is low - think nearly COVID-level lows. Where we once saw 450 active listings, today we're down to just 108. If you're considering selling, NOW is the time to leverage limited competition and strong demand.

(108)	Beds	Baths	Sq Ft Total	List Price	Current Price/SQFT	DOM
Min				\$185,000	\$93.53	
Max	8	11	6,471	\$12,999,000	\$3,080.56	427
Avg	4	4	2,552	\$3,040,113	\$1,164.27	102
Median	4	4	2,366	\$2,574,000	\$1,121.46	80
Sum	472	423	275,632	\$328,332,192	\$123,412.80	11,060

And remember: you know people I want to know. If you send someone my way and they buy or sell with me, I'll send you a dozen custom Titleist PRO V1 Beach House Group SERHANT golf balls (plus ball markers, of course).

Let's make summer count — on the island, on the course, and in the market.





Want to feature something in next month's BHG newsletter?
Reply to this email or DM me @beachhousegroup1bi

See you on the sandbar... or the green!

As always, feel free to reach out if you have any questions about
the market or need advice. I'm happy to help!



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[See all of my listings](#)



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