

# Berger Realty

Since 1928



Berger Realty, Inc.  
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1314 Wesley  
Ocean City, NJ 08226

Asking \$1,599,900.00



### COMMENTS

Welcome to your dream beach retreat in Ocean City, NJ! 1314 Wesley Ave is a stunning first-floor home in a charming duplex just one block from the famous boardwalk and pristine beaches, offering the perfect blend of convenience and tranquility. Step inside to a bright, clean, and relaxing space with 9-foot ceilings in the main living area, giving an airy and spacious feel. This home is fully updated with modern mechanicals (furnace replaced in 2023 and full HVAC in 2024 with coastal condenser for extra long life) and appliances, ensuring comfort and efficiency. With five spacious bedrooms and three pristine bathrooms, there's plenty of room for family and friends to gather and create lasting memories. The large, covered wrap-around front deck is perfect for sipping your morning coffee, hosting summer barbecues, or simply unwinding after a day at the beach. The vibe here is laid-back luxury, providing the ideal setting for relaxation and enjoyment. Whether you're looking for a fantastic investment property or a personal getaway, this unit checks all the boxes. It's a phenomenal investment with a loyal following of repeat renters, commanding high rents with peak weeks reaching approximately \$8,500. Don't miss the opportunity to own a piece of paradise in one of the most sought-after locations in Ocean City. Come and see for yourself why this home is the perfect place to enjoy the best of beach living!

### PROPERTY DETAILS

Unit	Features	Parking	Garage	Other	Rooms	Appliances	Included
	Fireplace		Garage		Eat In Kitchen		Self-Clean Oven
	Kitchen Island		Parking Pad		Dining Area		Microwave Oven
			3 Car		1st Floor		Refrigerator
					Bedroom		Washer
					Master Bedroom		Dryer
							Washer
							Dryer
							Washer
							Dryer
							Washer
							Dryer
							Washer
							Dryer



Ask for Ken Sedberry  
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Email to: kas@bergerrealty.com  
http://www.buythesmore.com  
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Sewer  
Public