



505 4th  
North Wildwood, NJ 08260

Asking \$264,900.00



### COMMENTS

Yearning for a beach get-a-way? Here is a truly affordable option - this charming Shore View Condominium is a beach block unit that offers everything you need! Imagine waking up to ocean views, enjoying your morning coffee on your private balcony, or taking a refreshing dip in the pool. This delightful unit, sold fully "TURN KEY," is ready for you to move in and make it your own this summer - or rent it for income! With no rental desk and no restrictions on usage, you have complete freedom—rent it out yourself, enlist a real estate company, or simply savor every moment for yourself all summer long. Inside, you'll find a cozy living room with a dining area, a well-equipped kitchen, a spacious bedroom with sliders leading to your private balcony, and a full bath with a tub. The unit is tastefully decorated with seashore-themed furnishings and includes a wall air conditioning unit for those warmer days. Enjoy a range of amenities, including a pool, BBQ grills, laundry room, bike rack, elevator, sun deck, and community room—all accessible to owners. There is also onsite property management for peace of mind. Located just one block from the ocean and sea wall, this condo is also within close distance of the band shell, lighthouse, and Anglesea's vibrant nightlife. The condo fees are \$862 per quarter, covering water, sewer, exterior insurance, cable, and routine common area maintenance. There is also a one-time capital contribution due at settlement in the amount of \$862. This pet-friendly condo association also welcomes your furry friends! Don't miss out on this opportunity to own a slice of the shore - schedule a visit today to see all that this condo has to offer.

### PROPERTY DETAILS

|                            |        |                                 |                     |
|----------------------------|--------|---------------------------------|---------------------|
| Parking                    | Garage | Other Rooms                     | Appliances Included |
| 1 Car                      |        | Living Room                     | Range               |
| Ask for Cynthia Henes      |        | Kitchen                         | Microwave Oven      |
| Berger Realty Inc.         |        | Dining Area                     |                     |
| 109 E 55th St., Ocean City |        | Boiling                         |                     |
| Call: 609-399-4211         |        | Special Floa @ bergerrealty.com |                     |
| Heating                    |        |                                 |                     |
| Sewer                      |        |                                 |                     |
| City                       |        |                                 |                     |

