



**7701 Atlantic**  
**Wildwood Crest, NJ 08260**

**Asking \$1,279,000.00**



#### COMMENTS

Perched on the highly desirable 4th floor of the Coastal Colors Condominiums, this exceptional unit offers not only stunning ocean views but also breathtaking sunsets that can be enjoyed from the comfort of your own private, oversized balcony. Located in the heart of Wildwood Crest, the complex sits on the largest oceanfront block on the island, offering unparalleled access to the beach and surrounding amenities. Inside, the spacious layout boasts a newly renovated, top-of-the-line kitchen featuring brand-new stainless-steel appliances, custom cabinetry, and elegant granite countertops with matching backsplash. The unit also includes built-in gas for on-balcony grilling, electric remote-control awnings, brand-new hot water heater, washer and dryer. The open concept living and dining areas are designed for seamless flow, perfect for both relaxation and entertaining featuring new luxury vinyl flooring throughout the living and master bedroom areas. As a resident, you'll enjoy access to a host of premium amenities, including a courtyard pool, tot pool, hot tub, BBQ grill area, fitness center, game room, library, and meeting room. Meticulously maintained, this property also includes two assigned parking spaces, making it an ideal choice for both summer rentals and year-round living. Don't miss the chance to own this extraordinary unit in one of the area's most sought-after communities! Schedule your appointment today!

#### PROPERTY DETAILS

UnitFeatures	ParkingGarage	OtherRooms	AppliancesIncluded
Handicap Features	2 Car	Living Room	Range
Fireplace	Assigned Parking	Dining Room	Self-Clean Oven
Kitchen Island	Concrete Driveway	Kitchen	Microwave Oven
Wall To Wall Carpet		Eat In Kitchen	Refrigerator
Foyer		Dining Area	Washer
Tile Floors		Pantry	Dryer
Laminate Flooring		Storage Space	Dishwasher
		Other	Disposal
			Smoke/Fire Detector
			Stainless Steel Appliance
AlsoIncluded	Heating	Cooling	HotWater
Drapes	Gas Natural	Air Curtain	Gas
Curtains	Forced Air	Central Air	
Shades			
Blinds			

# Berger Realty

• Since 1928 •



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
✉ [info@bergerrealty.com](mailto:info@bergerrealty.com)



Rugs  
Furniture  
Other (See Remarks)

Water	Sewer
City	City



Ask for Barbara Varacalli  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: [bav@bergerrealty.com](mailto:bav@bergerrealty.com)

