

# Berger Realty

Since 1928



Ocean 17  
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Ocean City, NJ 08226  
609-391-0500



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3218 Atlantic  
Wildwood, NJ 08260

Asking \$5,800,000.00



### COMMENTS

Centrally Located 39-Room Motel with Recent Upgrades Discover this iconic Wildwood motel, a beloved establishment in operation for over 50 years. Offering a variety of spacious 2-room efficiencies, 2 room executive suites or VIP rooms, this property features off-street parking, private balconies, and a stunning rooftop pool—perfect for relaxation and enjoying ocean views or the vibrant fireworks displays. Located just over a block from the famous boardwalk and beach, this motel is ideally positioned to capitalize on the many events hosted on the island, including the Barefoot Music Fest, sports tournaments, and beach races. Guests will appreciate the proximity to Wildwood's exciting nightlife and attractions. One room on floor level used to be operated as multiple different businesses like Ice Cream sales. With numerous recent upgrades, this motel presents a turnkey opportunity for the next owner. Don't miss out—reach out today to learn more about how you can make this established business your own!

### PROPERTY DETAILS

| Exterior         | OutsideFeatures                                | ParkingGarage  | OtherRooms                         |
|------------------|--|--|------------------------------------|
| Brick Face       | Swimming Pool<br>Sign<br>Security Light/System | 11 Or More Spaces<br>Off Street<br>One Per Unit<br>Motel/Hotel | Office Space Avail<br>Laundry Room |
| InteriorFeatures | Heating  | Cooling  | HotWater                           |
|                  | Electric                                       | Wall Air Conditioning  | Gas                                |



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