



**3915 Ocean  
 Wildwood, NJ 08260**

**Asking \$10,499,000.00**



**COMMENTS**

The Heart of Wildwood (3915 Ocean Ave) 41 units, 12 parking spots under boardwalk & 33 piggy back parking, 45 total parking spots, atrium patio, fire extinguishers, fire integrated panel, smoke & carbon monoxide detectors, hot tub, heated swimming pool (inoperable), ice machine, wall air conditioning & heat units, 2 commercial washers & 2 commercial dryers, 2 hydro jet boiler, Direct TV, Solar Panels & software reservation system AS1 at front desk (used for all properties)- (4) boardwalk stores (3918,20,22,24 Boardwalk Ave) approximately 600-650 sq. ft. each unit Sea-n-Sun Motel (3901,3909 Ocean Ave) 22 units which includes (4) oceanfront efficiency units, 28 parking spots, swimming pool not heated (shell pool), fire extinguishers, fire integrated panel, wall air conditioning & heat units & boiler on 3rd floor, Direct TV & Solar Panels A residence with (3) Bedrooms (2) Bathrooms & 12 parking spots (4) boardwalk stores (3910,3912,3914,3916, Boardwalk Ave) (2) 1950 sq. ft. & (2) 300 sq. ft >>>> Owner will consider separate purchases: 3901 Ocean Avenue 3 bedroom 2 bath house corner \$1,300,000 3909 Ocean Avenue 22 Units & 4 Boardwalk Stores \$4,500,000 3915 Ocean Avenue 41 Units & 4 Boardwalk Stores \$5,000,000 >>>> Total of 66 units and 8 boardwalk stores Appointment a Must...

**PROPERTY DETAILS**

Exterior Block Concrete	OutsideFeatures Swimming Pool Restrooms Storage Building Signage Fence Solar Panels-Owned	ParkingGarage 11 Or More Spaces Off Street Paved Assigned Parking	OtherRooms Office Space Avail Utility Room
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Water City Sewer City