

**301 Lavender
Wildwood Crest, NJ 08260**

Asking \$385,000.00



COMMENTS

Make your coastal condo dream a reality in this wonderful, meticulously maintained 2 bedroom, 1 bathroom 2nd floor condo. The Sea Drift Condominiums are conveniently located just 2 blocks to the pristine beaches of Wildwood Crest and just 5 blocks to the famous Wildwood Boardwalk. This year-round unit features a large open-concept living area and two nice-sized bedrooms. The condo is decorated with a coastal theme and provides a relaxed, low-maintenance lifestyle just steps away from the beach. Upon entering, you'll find an open layout that flows effortlessly between the living, dining, and kitchen spaces. Recent improvements include new paint throughout, newly remodeled kitchen and bath including an added dishwasher, and vinyl plank flooring in the living areas. There are windows in the front and the back of the unit so you can open the windows and enjoy a refreshing cross-breeze. Common area features include a covered deck with an ocean view, storage bin for beach gear, a bike rack, an outside shower, and 1 off-street parking space. With this location you can enjoy the tranquil beach scene, or the abundance of exciting things to do in this seaside town. Stroll to the beach, boardwalk, Sunset Lake, Centennial Park, Scoop Taylor Park, many area restaurants, the playground, pickleball or basketball courts, baseball field, shopping, concerts, bike path and the library. The monthly condo fee is \$305 with \$215 going to operating expenses and \$90 going to capital funds/emergency. The fee covers the cost of water, sewer, fire and liability insurances, flood insurance, exterior lighting, fire inspection, annual wood boring insect contract, trash removal, and grounds and exterior building maintenance. This condo association now has flood insurance sufficient for conventional financing. Purchase this condo and enjoy this wonderful coastal retreat for yourself or use as an investment property. This is a must-see property you won't want to miss. Vacant and easy to show. Make your appointment to see this one today!

PROPERTY DETAILS

Unit Features	Parking/Garage	Other Rooms	Appliances Included
Wall To Wall Carpet	1 Car	Living Room	Range
Laminate Flooring		Kitchen	Oven
Mini Split		Dining Area	Microwave Oven
			Refrigerator
			Dishwasher
			Smoke/Fire Detector
Also Included	Heating	Cooling	Hot Water
Blinds	Electric	Electric	Electric
Partial Furniture	Baseboard	Ceiling Fan	
	Split	Wall Air Conditioning	

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