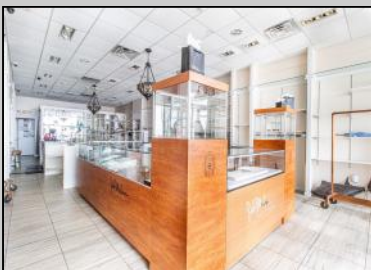




**5316 Boardwalk  
Wildwood, NJ 08260**

**Asking \$269,900.00**



### COMMENTS

MOTIVATED OWNER SAYS SELL IT! CHANCE OF A LIFETIME TO OWN A BEAUTIFUL, RENOVATED STORE ON THE WORLD FAMOUS WILDWOOD BOARDWALK. Motivated seller has priced this store under market to move it quickly. This 1,120 square foot store operated recently as a successful clothing boutique. Situated at the southern end of the boardwalk in the Ocean Towers Condominium Complex, the Shops at Ocean Towers offer great visibility and are the last stop on the tram car before it turns around. Additionally, there are seven floors of residential condos in both the North Tower and South Tower. Whether you are the first stop at the southern end of the Boardwalk or the last stop, there is plenty of traffic. Condo fees for this unit are \$6,504 per year and includes water, sewer, Master Flood, Hazard and Liability Insurances, maintenance, trash and parking.

### PROPERTY DETAILS

Exterior Concrete	OutsideFeatures Storage Building Sign	OtherRooms Retail Store	InteriorFeatures Display Window Restroom Storage
Heating Forced Air	Cooling Central Conditioning	HotWater Air Electric	Water City



Ask for Marianne Johnsen  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: maj@bergerrealty.com

