



**106 Spruce**  
**North Wildwood, NJ 08260**

**Asking \$262,500.00**



### COMMENTS

Champagne Island Resort! 2nd floor unit, 1 Bedroom, 1 Bath condo with water views. This condotel is located in the heart of North Wildwood entertainment district. Steps away from the beautiful inlet beach! Unit features spacious kitchen living room area and deck with water views. The resort features a pool, outside bar, and restaurant operated by Flip Flops. Great investment property with weeks rented for 2025 Season.

### PROPERTY DETAILS

|              |                  |                |                     |
|--------------|------------------|----------------|---------------------|
| UnitFeatures | ParkingGarage    | OtherRooms     | AppliancesIncluded  |
| Tile Floors  | 1 Car            | Living Room    | Microwave Oven      |
|              | Assigned Parking | Eat In Kitchen | Refrigerator        |
|              |                  |                | Dishwasher          |
|              |                  |                | Disposal            |
|              |                  |                | Smoke/Fire Detector |
|              |                  |                | Cooktop             |
|              |                  |                | Stainless           |
|              |                  |                | Appliance           |
|              |                  |                | Steel               |
| AlsoIncluded | Heating          | Cooling        | HotWater            |
| Curtains     | Electric         | Central Air    | Electric            |
| Shades       |                  | Electric       |                     |



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