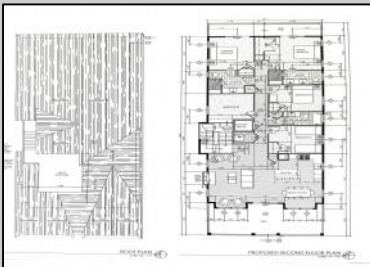




5533 Simpson  
Ocean City, NJ 08226

Asking \$1,495,000.00



SIMPSON AVENUE (FRONT) ELEVATION

**COMMENTS**

This fantastic new construction project by Whale Beach Builders is located in the quiet south end of Ocean City. The first floor unit with 5 bedrooms and 3 baths will offer all the top end amenities you'd expect from this premier builder, such as Cortex flooring, a beautiful kitchen featuring stainless steel appliances, granite counters, and tile baths, all on a big 40 x 115 ft. lot Just three blocks from the beach, and within biking or walking distance to Corson's Inlet State Park, you'll have convenient access to all the south end restaurants, ice cream, mini golf and playgrounds. Hop on the jitney for a trip to the boardwalk or downtown Asbury Ave. The second floor unit is also available for \$1,695,000.

**PROPERTY DETAILS**

|                     |                                       |  |  |
|---------------------|---------------------------------------|--|--|
| Exterior Vinyl      | ParkingGarage Attached Garage One Car | OtherRooms Dining Area Great Room Laundry/Utility Room | InteriorFeatures Fireplace(s) Kitchen Center Island Master Bath Pets Allowed |
| Heating Gas-Natural | Cooling Ceiling Fan(s) Central        | Water Public Water                                     | Sewer Public Sewer   |



Ask for James P. Monroe  
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