



Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300 info@bergerrealty.com



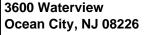












Asking \$1,349,000.00



## COMMENTS

Bayfront Living at Its Finest! Experience easy and maintenance-free living in this stunning endunit luxury townhome. Featuring 4 bedrooms, 3.5 baths, and over 2,500 sq. ft. of bright, airy living space, this home offers breathtaking bay views from three large decks, perfect for relaxing and entertaining. Recently renovated, this townhome boasts brand-new luxury flooring throughout, a completely new kitchen with new cabinets, stainless steel appliances, a tile backsplash, granite countertops, and a freshly painted interior and two new AC units. The sprawling master bedroom includes a walk-in shower, two double-door closets, and a private balcony/deck with beautiful bay views. The condo association has just built a brand-new floating dock system, including a 30 ft. boat slip and a new bulkhead. Additional features include new cedar impression vinyl siding, vinyl railings, new concrete, and a freshly paved street. The seller may sell the property furnished, excluding personal items, which can be negotiated separately. The condo fee includes fire & liability and flood insurances, all exterior maintenance of the units, and maintenance of the floating docks and boat slip #5. The unit has its own separate city water and sewer meter. Easy to show with notice.

Exterior Cedar Vinyl

## PROPERTY DETAILS

ParkingGarage One Car

OtherRooms H Laundry/Utility Room

Heating Electric Forced Air Gas-Natural

HoAvskefor John Tonkiasson Eleger Realty Inc<sup>Public Water</sup> 1330 Bay Avenue, Ocean City Call: 609-391-1330 Email to: jtn@bergerrealty.com Sewer

