

# Berger Realty

Since 1928



Berger Realty, Inc.  
55th & Haven Avenue  
Ocean City, NJ 08226  
609-399-0040

info@bergerrealty.com



212A Spencer Ave  
Wildwood, NJ 08260

Asking \$539,900.00



## COMMENTS

Are you looking for an East side 3 Bedroom, 2 Bath Condo to enjoy all that Wildwood has to offer, this is it! Just 2 blocks to the beach and boardwalk, and a short walk to many new restaurants (Copper Dog, Honky-tonk, Fairview Social, and the Point) and nightlife. Step inside to a large open concept living! Living Room, Dining Area, and Kitchen, all open and perfect for entertaining. Enjoy the spacious front deck through the living room sliding doors. Down the Hallway are 3 generously sized bedrooms, laundry room, hall closet, and 2 full bathrooms. The 2 bedrooms in the back have sliders to the rear deck. This condo comes with 2 assigned parking spots in the shared and secure garage, as well as a private storage closet in the garage. There is also an out door shower our back that can be accessed through the side yard and/or garage. Per seller, association is well run with low HOA fees. Although the owners have never rented their unit out, similar condos in this area rent for around \$3,500/wk in season! Great opportunity here at 212A E Spencer Ave! \*This sale is contingent on seller finding suitable housing\*

## PROPERTY DETAILS

Exterior Vinyl	ParkingGarage See Remarks Two Car	InteriorFeatures Master Bath Pets Allowed	Heating Forced Air Gas-Natural
Cooling Ceiling Fan(s)	HotWater Gas	Water Public Water	Sewer Public Sewer



Ask for Rodman Pierce  
Berger Realty Inc  
109 E 55th St., Ocean City  
Call: 609-399-4211  
Email to: rpp@bergerrealty.com

