

# Berger Realty

Since 1928



Berger Realty, Inc.  
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200 Bay  
Ocean City, NJ 08226

Asking \$450,000.00



### COMMENTS

Welcome to your perfect getaway in the heart of Ocean City, NJ! This charming 1 bed, 1 bath top-floor condo offers a unique waterfront experience on the bay, featuring breathtaking sunset views that will leave you in awe. Located just 4 blocks from the beach, boardwalk, and family-friendly rides, this condo places you right in the center of summer fun and lifelong memories. Enjoy exclusive access to your own private dock and the condo pool, enhancing your waterfront lifestyle. Not only is this a dream vacation spot, but it also offers fantastic rental opportunities, making it a great investment. Enjoy all the perks of this family destination resort town while relishing the peace and serenity of your own bayfront retreat. Don't miss out on this incredible opportunity to own a piece of paradise in Ocean City! Condo assessment paid Quarterly is \$2183. The condo complex is a seasonal complex that has the water shut off from approx Nov 1 to April 1.

### PROPERTY DETAILS

Exterior Concrete Stucco	ParkingGarage None	OtherRooms Eat In Kitchen Laundry/Utility Room	InteriorFeatures Pets Allowed Wall to Wall Carpet
Heating Electric	Cooling Wall Units	HotWater Electric	Water Public Water



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