



5533 Simpson  
Ocean City, NJ 08226

Asking \$1,595,000.00



### COMMENTS

Experience luxury coastal living with this stunning new construction by Whale Beach Builders, located in the serene south end of Ocean City, New Jersey. Priced at \$1,595,000, this first-floor, 5-bedroom, 3-bath condominium offers a refined combination of style and comfort, with exclusive upgrades designed to impress. Step into an expansive open floor plan adorned with upgraded interior trim, including solid wood 2-panel doors, extra-large baseboards, and crown moldings, adding a touch of grandeur to every room. The kitchen is a chef's dream, featuring Carrera marble countertops, a dedicated wine cooler, double upper cabinets, a 36" range, paneled refrigerator and dishwasher, and a built-in wine rack for your collection. A microwave drawer and a cabinet-enclosed exhaust hood complete the upscale aesthetic. Relax in the master bedroom, which boasts a convenient pocket door and a beautifully designed master bath with a semi-frameless glass shower enclosure. Both the master and junior baths offer high-end finishes for an indulgent retreat. For added charm, the living room features a tray ceiling and a shiplap fireplace surround—perfect for cozy gatherings. Outdoor spaces are designed for entertaining and relaxation, with a mahogany porch ceiling, composite front deck, and five custom canvas awnings to keep you cool on sunny days. The porch is equipped with ceiling fans and a natural gas line for easy grilling. Inside, built-in cabinetry in the petite bedroom adds both function and style, while the tiled garage entry and the epoxy-finished garage floor provide durability and elegance. This 40 x 115 ft. lot is ideally located just three blocks from the beach and within walking distance to Corson's Inlet State Park, local shops, restaurants, and an ice cream shop.



Ask for **DAVID YOUNG**  
Berger Realty Inc.  
1670 Boardwalk, Ocean City  
Call: 609-391-0500  
Email to: day@bergerrealty.com

Cooling Water  
Ceiling Fan(s) Public Water  
Central



### PROPERTY DETAILS

Parking Garage Other Rooms  
Attached Garage Dining Area  
One Car Great Room  
Laundry/Utility Room

### Interior Features

Tray Ceiling  
Shiplap Surround  
Crown Molding  
Pocket Door  
Semi-Frameless Glass Shower Enclosure