

**206 Magnolia  
Wildwood, NJ 08260**

**Asking \$569,000.00**



**COMMENTS**

Welcome to 206 E Magnolia Unit C, a 3 bedroom 2 full bath 1152 sq ft condo being sold FULLY FURNISHED and TURN KEY attractively offered at 569k. (Just needs a Kitchen Table) This home is located on the top floor and features a large front deck designed to soak up the rays, watch the sun set or just enjoy the ocean breeze. Located on a quiet street within walking distance to bars, restaurants the the world famous Wildwood Beaches and attractions, you don't want to miss this one. As you walk in the front door, you will notice how much natural light filters into the home from the multiple windows. As you step in you will see a large kitchen with ample counter top space for preparing food and a large island for casual meals. The living room is cozy, but has plenty of room for everyone. There is also an efficient area being used as office space by the current owners. As you walk down the hallway you will see a laundry room and a full bath. Across from the bath is the primary bedroom with an on suite full bath. This large room features lush carpet, ample natural lighting coming through the plantation shutters and a cozy sitting area by the windows. As you continue down the hall way you will come to the two other bedrooms. Each room features two twin beds, night stands and dressers. Again both of these rooms are light perfectly with natural light. Downstairs, you will find a dedicated driveway with a two car private garage that includes a large rear storage room. This room is a perfect area to store beach cruisers, toys, chairs and anything else you need for your vacation. As you walk around the rear of the building, you will find a grass area, perfect for relaxing or playing with the dog. Although this unit does not come with an outdoor shower, that doesnt mean you cant have one installed as they are an approved addition for each unit. Top it off with Association fees around \$150 a month and this home cant be beat! Use it as your vacation home, AirBnB, rental, or a mix of everything as there are no rental restrictions here! Adding to all this value is the 2022 6 seater golf cart which can be negotiated as part of the purchase of the home. Now is the time to buy! Call me for a showing today!

**PROPERTY DETAILS**

Exterior Vinyl	ParkingGarage Two Car	OtherRooms Dining Area Eat In Kitchen Storage Attic	InteriorFeatures Hardwood Floors Kitchen Center Island Master Bath Pets Allowed Wall to Wall Carpet
Heating Gas-Natural	Cooling Central	HotWater Gas	Water Public Water

# Berger Realty

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