



**5526 Simpson  
 Ocean City, NJ 08226**

**Asking \$1,299,000.00**



**COMMENTS**

Welcome to your Dream Getaway! This Stunning 2nd floor Beach Home with Spectacular Intracoastal Views features 4 bedrooms and 2 baths. Here, you will discover the perfect blend of coastal charm and modern luxury. Step inside to find an open-concept living area bathed in natural light with a cozy fireplace. As you gaze out at the front covered deck, your eyes are drawn to the spacious expanse that seamlessly blends indoor and outdoor living. The spacious kitchen features high-end stainless steel appliances and granite counters with ample space, making it ideal for entertaining. Each bedroom is thoughtfully designed to provide comfort and tranquility, with large windows framing picturesque scenery. The master bedroom exudes elegance and tranquility, with high ceilings that create an airy ambiance leading to the rear facing deck shared by two bedrooms. The two stylish bathrooms boast contemporary finishes, ensuring a relaxing retreat after a day at the beach. Ascend to the rooftop deck which showcases breathtaking views of the intracoastal waterway where panoramic views create the perfect backdrop for sunset gatherings or starlit evenings. Imagine sipping your favorite drink as the sun dips below the horizon, painting the sky in vibrant hues. Other features of this coastal home include three decks, gas fireplace, awnings, barn door, spacious garage w/shelving system, in-ground sprinklers, outdoor shower, solar motion detector and so much more. Don't miss the opportunity to own this exquisite beach home, a true gem nestled in a coveted coastal paradise. This is not just a property; it's a lifestyle waiting to be embraced. "OPEN HOUSE" SATURDAY - 9/28 from 12-2pm.

**PROPERTY DETAILS**

Ask for Frank Shoemaker  
 Berger Realty Inc.  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076  
 Email to: fcs@bergerrealty.com

InteriorFeatures  
 Cathedral Ceiling(s)  
 In-Grnd Sprinklers  
 Solar Motion Detector  
 Sun Shade Awning  
 Sun Shade Awning



Cooling  
 Central

HotWater  
 Gas

Sewer  
 Public Sewer