

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



1116 Ocean Ave, Unit A  
Ocean City, NJ 08226

Asking \$1,200,000.00



1116 OCEAN AVENUE



SJSRMLS



## COMMENTS

The perfect luxury vacation home is waiting for you and your family in Ocean City! Unbelievable location on Ocean Ave that puts you steps to the beach and boardwalk, right by the 12th St guarded beach and boardwalk restrooms, favorite restaurants, and shopping plus only 3 blocks from the downtown shopping/restaurant district. Park your car in the garage and walk or bike everywhere. Easily accessible on the ground floor, unit A offers a 3-Bed/2-Bath luxury vacation retreat with upscale finishing touches. A large wrap-around front porch with ocean breezes allows you to rock the day or evening away and enjoy the sights and sounds of America's Greatest Family Resort. As you enter the unit you are welcomed with an open floor plan starting with the living room, dining area, then kitchen with an island to gather around. In the kitchen you will find Pearl Glazed shaker cabinets with Hazel shaker island cabinets, Calcutta Laza quartz countertops, GE Cafe Series stainless steel appliances, and 33" farm sink with matte black fixtures. To the right, you will find the 2 bedrooms and a bathroom. As you travel down the unit you will come upon the primary bedroom with en suite and access to the wrap around porch. At the rear of the unit, you will find the stackable laundry and access to the garage. There is still time to add kitchen, elevator, and fireplace upgrades. Matte black finishing touches throughout and easy to care for water resistant LVP flooring.

## PROPERTY DETAILS

Exterior  
Shingle

ParkingGarage  
One Car

OtherRooms  
Dining Area  
Great Room  
Laundry/Utility Room

InteriorFeatures  
Elevator  
Fireplace(s)  
Kitchen Center Island  
Master Bath



Ask for Frank Sheenmaker  
Berger Realty Inc  
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Call: 609-399-0076  
Email to: fcs@bergerrealty.com

Cooling  
Central Air  
Gas

HotWater  
Gas

