

# Berger Realty

Since 1926



Ocean 17  
1670 Boardwalk  
Ocean City, NJ 08226  
609-391-0500

oc17@BergerRealty.com



7701 Atlantic, Coastal Colors, Wildwood Crest, NJ, 08260

Price \$1,225,000.00

### PROPERTY DETAILS

|              |         |
|--------------|---------|
| Total Rooms  | 7       |
| Bedrooms     | 3       |
| Baths Full   | 2       |
| Baths Half   | 1       |
| Year Built   | 2005    |
| Type         | Condo   |
| Block Number | 1       |
| Listing #    | 241964  |
| Taxes        | 9697.00 |

### COMMENTS

*This beautifully furnished and appointed Coastal Colors corner unit offer beautiful ocean views and colorful sunset views from the oversized wraparound balcony. Unit 301 offers 3 spacious bedrooms and 2.5 baths. Kitchen features newer stainless appliances, custom cabinetry and granite counters. This corner floor plan offers 9' sliding patio doors opening to private pat...*

### PROPERTY FEATURES

|                      |                   |                      |                     |
|----------------------|-------------------|----------------------|---------------------|
| UnitFeatures         | ParkingGarage     | OtherRooms           | AppliancesIncluded  |
| Walk-In/Cedar Closet | 2 Car             | Living Room          | Range               |
| Hardwood Floors      | Assigned Parking  | Kitchen              | Self-Clean Oven     |
| Wall To Wall Carpet  | Concrete Driveway | Dining Area          | Microwave Oven      |
| Foyer                |                   | Laundry/Utility Room | Refrigerator        |
| Tile Floors          |                   | Storage Space        | Washer              |
|                      |                   |                      | Dryer               |
|                      |                   |                      | Dishwasher          |
|                      |                   |                      | Disposal            |
|                      |                   |                      | Smoke/Fire Detector |
|                      |                   |                      | Stainless Steel     |
|                      |                   |                      | Appliance           |
| AlsoIncluded         | Heating           | Cooling              | HotWater            |
| Curtains             | Gas Natural       | Central Air          | Gas                 |
| Blinds               | Forced Air        | Ceiling Fan          |                     |
| Rugs                 |                   |                      |                     |
| Furniture            |                   |                      |                     |
| Water                | Sewer             |                      |                     |
| City                 | City              |                      |                     |

### CONTACT

Ask for Troy Eggie  
Berger Realty Inc  
1670 Boardwalk, Ocean City  
Call: 609-425-0992  
Email to: tde@bergerrealty.com

Scan to see Property page.

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