

**902 Ocean  
Lower Township, NJ 08204**

**Asking \$990,000.00**



**COMMENTS**

EMBRACE THE VIEWS at Canyon Club Resort & Marina This 3-bedroom, 2-bathroom END UNIT townhouse at the Canyon Club Resort Marina is a dream retreat! With 1785 sq.ft. of living space, it offers ample room for relaxation and entertainment. The open-concept main floor living area, adorned with beautiful hardwood floors and a fireplace, creates a warm and inviting atmosphere. Plus, the direct gas line to the grill on the covered deck makes outdoor cooking a breeze while enjoying views of the manicured landscaping and Cape May Harbor. The second floor features two bedrooms, a spacious bathroom with a double vanity, and a convenient laundry closet. Meanwhile, the third floor is dedicated to the premium en suite, providing a haven of luxury and privacy. With a sizable bedroom, cozy fireplace, walk-in closet, double vanity bathroom, and secluded sun deck overlooking the marina, it's the perfect retreat after a long day. The recent upgrades, including plantation shutters on every window and new lighting throughout, enhance the condo's aesthetic appeal and functionality. The property has 3 private storage areas and covered assigned parking with a charging station. And let's not forget about the amenities offered by the Canyon Club Resort and Marina, including three pools (two heated and one infinity pool), tennis/pickleball courts, and a full-service marina. It's truly a paradise for those seeking a luxurious coastal lifestyle. 3D Virtual Tour included with property listing information. OPEN HOUSE THIS SATURDAY, MARCH 30th, 11AM - 2PM

**PROPERTY DETAILS**

Unit	Features	Parking	Garage	Other	Rooms	Appliances	Included
	Fireplace		Carport		Living Room		Range
	Hardwood Floors		Assigned Parking		Kitchen		Microwave Oven
	Wall To Wall Carpet				Dining Area		Refrigerator
	Tile Floors				Pantry		Washer
					Storage Space		Dryer
							Dishwasher
							Disposal
							Trash Compactor
							Smoke/Fire Detector
							Stainless Steel Appliance
Also Included	Heating	Cooling		Hot	Water		
Drapes	Gas Natural	Central Air		Electric			
Other (See Remarks)	Forced Air						

# Berger Realty

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