

**1523 Central
Ocean City, NJ 08226**

Asking \$1,449,900.00



COMMENTS

Welcome To 1523 Central Ave! Come See This Beautifully Updated And Well Maintained 1st Floor Condo That Features 4 Bedrooms And 3 Full Baths. Conveniently Located ONLY 1 BLOCK To The BEACH & BOARDWALK And Walking Distance To Great Shopping, Restaurants, & Attractions On Asbury!!! EXTRAORDINARY RENTAL INCOME, CURRENTLY 15 WEEKS BOOKED AND OVER \$55K RENTAL INCOME So Far.. 2024 (See Agent Remarks) Interior Features: Extremely Desirable Floor Plan That Offers 4 Oversized Bedrooms, W/ 3 Full Bathrooms, Including 1 Primary & 1 Junior Suite W/ Private Bathrooms, Making It Perfect For 2 Small Families To Comfortably Vacation & Enjoy Ocean City Together. Open Concept Great Room w/ Plenty Of Natural Light, Fully Updated Kitchen W/ Granite Counter Tops & Custom Tile Back Backsplash, Huge Kitchen Center Island W/ Seating For Two, Stainless Steel Appliances, Beautiful H/W Flooring And New Luxury Vinyl Plank Coretec Flooring Throughout, Built-In Gas Fireplace W/ Custom Tile Surround & Mantle, Gas Heat, Central Air, And FULL Laundry Room. No More Standing In The Hallway To Do Your Wash. Exterior Features: Maintenance Free Vinyl Siding, Front & Rear Decks, Enclosed Private Outside Shower, Sprinkler System, 2 Car Off Street Parking, 1.5 Car Attached Garage W/ Large Storage Room & Partially Covered Entrance To Condo Side Door. (See Remarks) Enjoy Your Morning Coffee Watching The Sunrise From Your Back Balcony & Summer Breezes And Sunsets From Covered Front Porch. This Unique Location Truly Offers The Best Of Both Worlds, Close To All The Action; However Not In The Middle Of It All. If You Have Been Looking For A Great Investment Property, 2nd Home, Or Primary Home This Checks All The Boxes. Easy To Show, Priced To Sell And Won't Last. Call for A Private Showing Or More Details.

PROPERTY DETAILS

Unit	Features	Parking	Garage	Other	Rooms	Appliances	Included
	Fireplace		Garage		Living Room		Range
	Kitchen Island		1.5 Car		Kitchen		Refrigerator
	Hardwood Floors				Recreation/Family		Washer
	Tile Floors				Dining Area		Dryer
					Laundry/Utility Room		Dishwasher
					Great Room		Smoke/Fire Detector
					Storage Space		Stainless Steel Appliance
Also Included		Heating		Cooling		Hot Water	
Drapes		Gas Natural		Central Air		Gas	
Curtains		Forced Air		Electric			

Berger Realty

Since 1928



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



Blinds
Furniture

Ceiling Fan

Water
City

Sewer
City



Ask for Jeff Thompson
Berger Realty Inc
3160 Asbury Avenue, Ocean City
Call: 609-399-0076
Email to: jst@bergerrealty.com

