

# Berger Realty

Since 1920



Berger Realty, Inc.  
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427 Miami  
Wildwood Crest, NJ 08260

Asking \$450,000.00



## COMMENTS

**DON'T START A NEW BUSINESS.....BUY AN EXISTING BUSINESS!** This treasure of a restaurant is a turnkey operation for any entrepreneur wanting to get started in a business. Sun Dog on the Beach located at The Madrid Condominiums is a hidden gem in lovely Wildwood Crest, NJ. This unique BEACH FRONT restaurant offers light enjoyable casual beach FOOD with GREAT OCEAN VIEWS! In Oct of 2023 Yelp released a list of the 100 best taco spots in America and Sun Dog made the cut. This seasonal restaurant serves specialty hot dogs, hamburgers, sandwiches, salads and of course specialty tacos (New 2024 menu posted in photos). The business offers a take-out window, and a large outdoor covered patio where customers have come to know and love this casual eatery. The business features a "scratch kitchen" where everything is cooked fresh! The owners have been meticulous with maintaining this restaurant and it was fully renovated when purchased in 2016 with new floors, electrical panel, plumbing, ADA restroom, cabinetry, counters, stainless steel walls, sinks, equipment, tables, umbrellas and much more. The current owner is OFFERING to stay on board to help train a new buyer for up to 30 days if necessary. This unit offers 875 sq ft of working space. This is the largest unit in the association. Condo dues are \$1725 per quarter. New photos and aerial views will be coming in Mid-May. Call today for appointment.

## PROPERTY DETAILS

Exterior Concrete	Outside Features Swimming Pool Restrooms	Parking/Garage 1 To 5 Spaces	Other Rooms Coffee Shop Utility Room
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Sign Ask for Jeff Thompson



City

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