



**902 Ocean**  
**Lower Township, NJ 08204**

**Asking \$924,900.00**



#### COMMENTS

Welcome to Cape May's prestigious Canyon Club, Unit 1604! This spectacularly upgraded 3 bedroom, 2 bathroom unit can be your completely private oasis within this vibrant and lively waterfront community, boasting a world-class, full-service marina. Whether you are a boater, or not, you will enjoy the myriad attractions and activities associated with nationally renowned major sport fishing tournaments. A superior maintained complex offering 3 pools, tennis and pickleball courts and extensive professionally designed landscaping, Canyon Club is a very well managed complex. Unit 1604 is an almost completely furnished, high end, spacious home with great views of the large courtyard (and one of the pools) and even some harbor peeks from both decks and even inside of your unit. Your one car spot in a shared private garage with added storage and also one assigned outside parking spot offer guaranteed convenience when coming back from the beach or one of Cape May's acclaimed restaurants. A very well thought out floor plan designed to maximize your views, Unit 1604 offers an elevated great room and wide sliders to a large deck. The great room includes a fabulously renovated kitchen, comfortable dining area and living room, all very tastefully decorated and offering a gas fireplace. Upstairs are the two nice sized guest bedrooms with more than ample closets and a full hall bathroom with full size washer/dryer. The top level, oversize master suite includes a cozy sitting area with gas fireplace, large walk-in closet and sliders to a large deck with impressive views. The completely renovated and spectacularly stylish master bathroom is truly in a class all its own. You need to see this Unit and you won't want to leave!

#### PROPERTY DETAILS

|                   |                   |             |                    |
|-------------------|-------------------|-------------|--------------------|
| UnitFeatures      | ParkingGarage     | OtherRooms  | AppliancesIncluded |
| Fireplace         | Auto Door Opener  | Kitchen     | Range              |
| Hardwood Floors   | Garage            | Great Room  | Oven               |
| Cathedral Ceiling | Attached          |             | Microwave Oven     |
|                   | Assigned Parking  |             | Refrigerator       |
|                   | Concrete Driveway |             | Washer             |
|                   |                   |             | Dryer              |
|                   |                   |             | Dishwasher         |
|                   |                   |             | Disposal           |
| AlsoIncluded      | Heating           | Cooling     | HotWater           |
| Blinds            | Gas Natural       | Central Air | Electric           |
| Partial Furniture | Forced Air        | Ceiling Fan |                    |
| Water             | Sewer             |             |                    |

# Berger Realty

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