

**14 Genoa  
Ocean City, NJ 08226**

**Asking \$895,000.00**



**COMMENTS**

Come sit on one of your two decks to watch the sunset and enjoy all 14 Genoa Ct. has to offer. Located in the tranquil Ocean Reef Condominium Complex, this community is Ocean City's best kept secret. Centrally located in the heart of Ocean City, close to boardwalk, shops and restaurants, this 2 bedroom, 2.5 bathroom townhouse boasts spectacular views of Great Egg Harbor Bay. Park in one of your two private parking places, and step into your new home. This two story townhome features an open floor plan with wood burning fireplace, two decks overlooking the bay and a separate deeded, deep water boat slip steps away from your home included in the sale. The complex boasts two pools (open seasonally), pickleball and tennis courts, covered bike storage, paddleboard and kayak launch, and a spacious clubhouse that hosts happy hours, barbecues and holiday parties. This space is also available to rent for private gatherings. All landscaping and perimeter maintenance, along with flood insurance is handled by the association. As you enter, you are greeted by a galley kitchen that leads to an open floor plan with dining and living space complete with wood burning fireplace. Open the large sliding glass doors leading to a deck overlooking the yard, docks and bay. Your deep-water dock is conveniently located steps from your condo. First floor also has a powder room and several storage closets. The second floor has a laundry area with washer and dryer included. The guest bedroom has a recently updated full bath. The master bedroom suite has a large walk-in closet, full bath, and large sliding glass doors to your own private deck with more storage.

**PROPERTY DETAILS**

Unit Features	Parking/Garage	Other Rooms	Appliances Included
Fireplace	2 Car	Living Room	Range
Wall To Wall Carpet	Assigned Parking	Dining Room	Oven
		Kitchen	Self-Clean Oven
		Dining Area	Microwave Oven
		Laundry/Utility Room	Refrigerator
			Washer
			Dryer
			Dishwasher
			Smoke/Fire Detector
Also Included	Heating	Cooling	Hot Water
Partial Furniture	Gas Natural	Central Air	Gas
Water	Sewer		
Public	Public		

# Berger Realty

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