

# Berger Realty

Since 1928



Berger Realty, Inc.  
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8401 Atlantic  
Wildwood Crest, NJ 08260

Asking \$375,000.00



## COMMENTS

Oceanfront 1 Bedroom, 1 Bath Condo in Wildwood Crest. Welcome to Summer Sands, a year-round beachfront condominium located in the serene southern end of Wildwood Crest. This spacious third-floor oceanfront corner unit offers beautiful ocean views and enjoys extra natural light from windows on two sides. Just steps from the sand, this inviting condo is perfect for a personal beach retreat or a strong rental investment. The large bedroom features a king-size bed and a cozy electric fireplace, creating a relaxing coastal escape. The kitchenette is well-equipped for preparing quick meals, and the dining area comfortably seats four. Interior finishes include tile flooring in the living areas and carpet in the bedroom. Climate control is provided through wall-mounted units, ensuring year-round comfort. The Summer Sands complex offers a wide array of amenities, including two heated pools, sundecks with ocean views, BBQ grills, bike racks, outdoor showers, laundry facilities, and an elevator for easy access. This unit also includes one assigned covered parking spot for added convenience. Condo fees cover water, sewer, electric, heat, master insurance, and common area maintenance for a low-maintenance lifestyle. With rentals already in place for the season, this condo presents an excellent opportunity for both enjoyment and income. Located close to the Wildwood Boardwalk and just a short drive to Historic Cape May, this is your chance to own a piece of paradise in Wildwood Crest. Call today to schedule your private showing!

## PROPERTY DETAILS

| Unit Features                    | Parking/Garage | Other Rooms | Appliances Included |
|----------------------------------|----------------|-------------|---------------------|
| 1 Car                            |                | Living Room | Microwave Oven      |
| Assigned Parking                 |                | Kitchen     | Refrigerator        |
| Ask for Ben Dundas               |                | Dining Area | Cooktop             |
| Berger Realty Inc                |                |             |                     |
| 3160 Asbury Avenue, Ocean City   |                |             |                     |
| Heating                          |                | Cooling     |                     |
| Call: 609-399-0076               |                | Ceiling Fan |                     |
| Electric                         |                |             |                     |
| Special Flood @ bergerrealty.com |                |             |                     |



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