

# Berger Realty

Since 1928



Berger Realty, Inc.  
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**5301 Atlantic  
Wildwood, NJ 08260**

**Asking \$325,000.00**



## COMMENTS

Welcome to this charming and fully updated year-round condominium, ideally located just a block from the beach, boardwalk and bike path. This well-designed unit offers a spacious bedroom currently set up with two twin beds and a layout that maximizes comfort and functionality. Furniture is included in the sale of this unit, inclusive of a queen sleeper sofa. Enjoy relaxing on your front porch area—perfect for a morning cup of coffee or evening cocktail. One assigned parking space ensures you'll never worry about finding a spot. Additional community amenities include a heated pool, an outdoor shower, shared grill area, and a convenient laundry room and storage area. Professional seasonal property management handles everything from pool care and landscaping to trash removal, giving you true peace of mind. The quarterly condo fee covers water, sewer, common area electric, pool maintenance, flood/external/liability/fire insurance, and over all maintenance. Whether you're looking for a shore getaway or a low-maintenance investment, this is the one. Schedule your private tour today!

## PROPERTY DETAILS

ParkingGarage	OtherRooms	AppliancesIncluded	AlsoIncluded
1 Car	Living Room	Range	Curtains
Assigned Parking	Dining Area	Oven	Furniture
		Microwave Oven	
		Refrigerator	



Cooling  
Ask for Frank Shomaker  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: fcs@bergerrealty.com

HotWater  
Central Air

Water  
Public

