



**3500 Boardwalk
Sea Isle City, NJ 08243**

Asking \$1,275,000.00



COMMENTS

Rarely Offered Three Bedroom Beach Front Condo in the Spinnaker! Enjoy oceanfront living at its best in this spectacular three-bedroom, two-bathroom condo located on the 8th floor in the North Tower of the Spinnaker. This corner unit has a very spacious layout with 1350 square feet of living space and two decks. You will love the thoughtful renovations throughout this condo including a gorgeous kitchen with upgraded cabinetry, recessed lighting, granite, and stainless appliances. Renovations also include the opening of the kitchen wall and relocation of the kitchen sink to maximize your ocean views even while cooking a gourmet meal. Open layout with bright and comfortable dining area and kitchen. The dining area has a full-sized table with plenty of room for entertaining as well as seating at the counter. Enjoy watching the Phillies from your oceanfront living room or step onto your private, enclosed deck which also overlooks the beaches of Sea Isle City. The primary suite is oceanside with a floor-to-ceiling glass window so you can watch the sunrise over the ocean every morning. The primary offers a beautifully renovated bathroom that has custom tile throughout including a walk-in shower with glass doors. The primary also has a large, walk-in closet. The guest room area offers privacy to visiting family and guests as both bedrooms are located on the west side of the condo. Both guest bedrooms have slider access to the oversized side balcony that not only overlooks the beach but also the sparkling pool which is located on the 2nd floor. Another beautifully renovated bathroom with custom tile is located in the hall between the guest bedrooms and also has a walk-in shower with glass doors. Need a little extra storage? This condo has a spacious laundry room that also offers a little extra space for your beach items and belongings. Spinnaker offers amenities that are not easily found in Sea Isle City including a rooftop pool on the 2nd floor and private pickleball/tennis courts. On-site property management all year round, a strong association, and 100% commitment to building maintenance make this home a perfect getaway as well as a strong investment. Brand New Roof on the South Tower in 2022 and a new roof for the North Tower coming this fall. Exterior amenities include multiple access points to the building as well as elevators including ground level access from the garage and outside shower areas in the garage. Unit comes with one assigned parking spot which is located inside the interior of the garage in spot #66. The unit also has excellent rental history with prime weeks booked at \$4700 for 2025. The unit can be shown by appointment during the week until the rentals start July 5th, after that point, showings can only occur during the changeovers. Truly turn-key this condo is being sold fully furnished and is ready to go! Call today to schedule a viewing for this fantastic condo!

PROPERTY DETAILS

UnitFeatures	ParkingGarage	OtherRooms	AppliancesIncluded
Walk-In/Cedar Closet	1 Car	Living Room	Oven

Berger Realty

• Since 1928 •



Berger Realty, Inc.
3160 Asbury Avenue
Ocean City, NJ 08226
1-877-237-4371 / 609-399-0076
✉ info@bergerrealty.com



Wall To Wall Carpet
Foyer
Tile Floors
Laminate Flooring

Assigned Parking

Dining Room
Kitchen
Laundry/Utility Room

Microwave Oven
Refrigerator
Washer
Dryer
Dishwasher
Disposal
Smoke/Fire Detector
Stainless Steel
Appliance

Also Included
Blinds
Furniture

Heating
Electric

Cooling
Central Air
Ceiling Fan

Hot Water
Electric

Water
City

Sewer
City



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

