



**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](mailto: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 John Sweeney  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: [jjjs@bergerrealty.com](mailto:jjjs@bergerrealty.com)

