



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





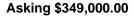














COMMENTS

Oceanfront 1 Bedroom, 1 Bath Condo in Wildwood Crest ~ Welcome to Summer Sands, a yearround beachfront condominium. Just steps from the sand, this 4th-floor unit offers breathtaking ocean views and is ideal as a personal beach retreat or a performing rental investment. This condo features a bright and spacious living room with wood flooring, a ceiling fan with lighting, and window treatments including curtains and blinds. The modern kitchen is equipped with granite countertops, a stylish tiled backsplash, refrigerator, and cooktop. The bedroom comfortably accommodates a queen and single bed, and includes wood flooring throughout. The updated bathroom includes a tub/shower combo, beadboard detailing, and modern fixtures. Summer Sands offers a full array of amenities: two swimming pools, four sun decks, assigned parking, an elevator, common patio areas, gas BBQ grills, and a shared laundry facility. The quarterly condo fee of \$1,794.96 includes electric, water, sewer, insurance, trash, and maintenance. Owners are permitted up to two pets. This is a well-established, income-producing weekly rental. Showings available Saturdays from 11:00 AM – 2:00 PM during turnovers. Don\'t miss this opportunity to enjoy coastal living at its finest!

	PROPE	RTY DETAILS	
UnitFeatures Fireplace	ParkingGarage 1 Car Assigned Parking	OtherRooms Living Room Kitchen	AppliancesIncluded Microwave Oven Refrigerator Smoke/Fire Detector Cooktop
AlsoIncluded Curtains Blinds Furniture	Heating Space/Wall/Floor	Cooling Ceiling Fan Wall Air Conditioning	
Water City	Sewer City		