

**115 Leaming
Wildwood, NJ 08260**

Asking \$724,777.00



115 E LEAMING AVENUE 1ST FLOOR

4 Bedroom 2 Bath Beauty

COMMENTS

Tremendous opportunity to own one of the few Duplex Style 4 Bedroom Condos on the East side of Wildwood. This meticulously maintained first floor home is located on the Southern end of Wildwood just a few blocks to the Crest and 3 blocks to the Beach. There are so many things to love about this property. Let's Start on the Exterior where you will find 2 car parking, a yard for grilling, enclosed outside shower, an expansive deck spanning the entire width of the Home. You'll truly appreciate the convenience of the private stairs directly into your residence. This Deck has been recently redone with new fiberglass while the stairs have been upgraded at the same time with Trex style decking. For those that prefer to park in the garage, there is also a stairwell on the left-hand side that can be accessed from your garage and is covered as well. Speaking of the garage, you'll enjoy 2 car parking and a massive private storage area. Inside you will be blown away by the open Floor plan highlighted by beautiful Hardwood floors throughout. Whether you cozy up by the fireplace, grab a book and head to the reading nook or have appetizers and cocktails at your kitchen center island, you will appreciate all of the room you have for family and friends. The 9 foot ceilings also make this space feel so much larger than it already is. The Kitchen has been redone and features stainless steel appliances, quartz and a beautiful tile backsplash. The Low Low condo fees in this 2 Unit condo complex cover Flood, Liability, and lawn care. at just \$200/month it is one of the lowest I have seen. Furnishings are negotiable, but the owners have exclusions including their artwork, some furniture pieces and their dishes, pot/pans etc.

PROPERTY DETAILS

UnitFeatures	ParkingGarage	OtherRooms	AppliancesIncluded
Fireplace	Auto Door Opener	Living Room	Range
Kitchen Island	Garage	Dining Room	Oven
Hardwood Floors	2 Car	Kitchen	Self-Clean Oven
Wall To Wall Carpet	3 Car	Pantry	Microwave Oven
Tile Floors	Attached	Laundry/Utility Room	Refrigerator
	Concrete Driveway	Great Room	Washer
		1st Floor	Dryer
		Bedroom	Dishwasher
			Stainless
			Appliance
			Steel

AlsoIncluded
Drapes
Curtains

Heating
Gas Natural
Forced Air

Cooling
Central Air

HotWater
Gas

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Shades
Blinds
Other (See Remarks)

Water	Sewer
City	City



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