

# Berger Realty

Since 1928



Ocean 17  
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3106 Asbury Ave  
Ocean City, NJ 08226

Asking \$1,205,000.00



## COMMENTS

Step inside this better-than-new construction 2nd floor property via your own private entrance. This 3 bed 2 bath turn-key beauty is just steps to the beach, playgrounds and an array of local favorites. Featuring hardwood floors, granite countertops, a breakfast bar, and vaulted ceilings, this property is truly a retreat. The front and back decks accompanied with an enclosed outside shower, private garage and off street parking make this condo a home run. Whether you're looking for a family vacation home or an income property, this checks all the boxes. To top it off, this property has a BRAND NEW air conditioning unit, has been recently painted, incredible rental history, and is being sold fully furnished. Plan a day trip and come see for yourself!

## PROPERTY DETAILS

|                    |                          |                                                           |                                                                                                                                                            |
|--------------------|--------------------------|-----------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl  | ParkingGarage<br>Two Car | OtherRooms<br>Dining Area<br>Eat In Kitchen<br>Great Room | InteriorFeatures<br>Cathedral Ceiling(s)<br>Fireplace(s)<br>Hardwood Floors<br>Kitchen Center Island<br>Master Bath<br>Pets Allowed<br>Wall to Wall Carpet |
| Heating<br>Central | Cooling<br>Central       | HotWater<br>Gas                                           | Water<br>Public Water                                                                                                                                      |



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