



1220 Asbury Avenue  
 Ocean City, NJ 08226

Asking \$1,199,000.00



### COMMENTS

All the bells and whistles are included in this "Like New Construction" first-floor condominium! Enter the home through your private entrance and step into the beautiful great room, a spacious area with a living room, dining area, and luxurious kitchen. The kitchen is the home's focal point, which features quartz countertops, upgraded cabinetry, ceramic tile backsplash, GE profile appliances, and a large center island. Ascend a few steps to three bedrooms, two full bathrooms, and a laundry closet. The primary suite hosts a spacious closet, a fully tiled primary bathroom, and a rear deck, the perfect place to enjoy your morning coffee. Additional highlights include gas heat, central air, luxury vinyl flooring, a designer light package, 8-panel doors, and more! Enjoy easy access to the home by using the rear alley, where you will find off-street parking and an attached garage with storage. There is an outside shower to wash the sand away from a long day at the beach and a front porch to enjoy the sunrise and sunset. The home is a wonderful investment opportunity with \$75,000 in 2023 rental income! The property is just a short walk to the beach and is close to the shops on Asbury!

### PROPERTY DETAILS

Exterior	ParkingGarage	OtherRooms	InteriorFeatures
Vinyl	Attached Garage	Dining Area	Fireplace(s)
	Auto Door Opener	Eat In Kitchen	Kitchen Center Island
	One Car	Great Room	Master Bath
		Laundry/Utility Room	Pets Allowed



Ask for Joyce McManis  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076  
 Email to: jmm@bergerrealty.com

Water  
 Public Water

