



**719 10th Street  
Ocean City, NJ 08226**

**Asking \$1,195,000.00**



#### COMMENTS

Unparalleled Coastal Opportunity at The Impala Suites – Ocean City, NJ Introducing the Prime Unit at The Impala Suites, a condominium hotel and one of the most unique and exciting properties to grace this beloved shore town. Located at 10th Street and Ocean Avenue, this groundbreaking building offers a rare chance to own a versatile, income-generating slice of paradise just steps from the beach and iconic boardwalk. This exceptional listing features three individual units that can be combined into a spacious 3 bedroom, 3 bath retreat totaling 1,417 square feet. At the heart is a 625-square-foot king-bed suite, complete with a full kitchen, living room, and modern finishes—perfect for relaxation or entertaining. Flanking it are two 396-square-foot hotel-style units, each with two queen beds and a full bath, connected by interior doors for ultimate flexibility. Configure it as a 1, 2, or 3 bedroom layout to suit your needs—live in one portion while renting out the rest for impressive income potential. Fully furnished and equipped for nightly rentals, these units are turnkey and ready to perform. The Impala Suites redefine coastal luxury with top-tier amenities: a giant pool deck with restrooms and stunning ocean views, 45 ground-floor parking spaces, and professional management from the nearby Impala Island Inn. Enjoy maid service, a sparkling pool, and the convenience of being steps from Ocean City's pristine beaches and bustling boardwalk—all wrapped in a fresh, modern design that sets this property apart as the place to stay in OC. Whether you're seeking a personal beach escape, a family vacation home, or a smart investment with strong rental income grossing over \$100,000, this is your opportunity to own in America's Greatest Family Resort. Don't miss out—schedule your tour today and discover the future of Ocean City living!

#### PROPERTY DETAILS

|   |  |   |   |
|---|--|---|---|
| Exterior<br>Stucco<br>Vinyl                                   | ParkingGarage<br>Two Car                             | OtherRooms<br>Dining Area<br>Great Room | InteriorFeatures<br>Cathedral Ceiling(s)<br>Elevator<br>Foyer<br>Hardwood Floors<br>Master Bath |
| Heating<br>Electric<br>Forced Air<br>Heat Pump<br>Multi-Zoned | Cooling<br>Ceiling Fan(s)<br>Electric<br>Multi-Zoned | HotWater<br>Electric                    | Water<br>Public Water   |

Sewer

# Berger Realty

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Public Sewer



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