



Berger Realty, Inc 1330 Bay Avenue Ocean City, NJ 08226 609-391-1330/609-391-1300 info@bergerrealty.com



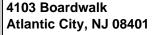












Asking \$1,999,999.00



## COMMENTS

One-of-a-Kind Luxury Townhouse – Ocean Views from Every Floor! This rare gem is the perfect opportunity for a dream family home or a smart investment. Located directly on the iconic Atlantic City Boardwalk, this 4-bedroom, 4.5-bath luxury townhouse offers unmatched ocean views from every level, including the expansive rooftop deck. Designed with comfort and style in mind, this home features: 2 gas fireplaces, 5 private balconies, designer fixtures throughout, elevator access to all floors, first-floor bedroom suite, outdoor shower & hot tub, and attached 2-car garage. Enjoy peace of mind with reduced property taxes for the next 14 years and a strong rental history (please see attached documents). Currently managed and advertised for short-term rentals by Hosthouse, this property already has bookings lined up for the coming months—giving you the option to step right in to a pre-existing relationship and start earning right away or to customize the timeline to suit your needs. This is a rare opportunity you don\'t want to miss—luxury, income potential, and an unbeatable location. No showings until after May 18

OutsideFeatures Deck Fenced Yard Outside Shower Patio Sprinkler System Whirlpool/Spa

AppliancesIncluded Dishwasher

PROPERTY DETAILS ParkingGarage OtherRoom Attached Garage Dining Area Two Car Great Roon

OtherRooms Dining Area Great Room Laundry/Utility Room Pantry

Ask for Donna M. Drohan Berger Realty Inc Alsolucided Alsolucided Alsolucided Alsolucided Alsolucided Cean City See Remarks Avenue Cas-Natural Call: 609-391-1330 Email to: dmd@bergerrealty.com

InteriorFeatures Carbon Monoxide Detector Security System Smoke/Fire Alarm Storage

Walk In Closet

Water Public

Washer

Disposal

Dryer Microwave Refrigerator Self Cleaning Oven

> Sewer Public Sewer