

Berger Realty

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Ocean 17
1670 Boardwalk
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858 7th Street
Ocean City, NJ 08226

Asking \$1,375,000.00



COMMENTS

Elegant 4-bedroom, 3-bath end-unit condo located on the beach block—just steps to the boardwalk and beach! Offering nearly 2,000 sq ft (1,968 sq ft per tax records), this spacious 3-story property is large. The first floor features ramp access from the front of the building and a covered front patio, a bedroom, full bath, cozy living area with a fireplace, dining area with seating for two, and a small kitchen with an electric stove, microwave, small dishwasher, and apartment-sized refrigerator—perfect for guests or multi-generational living. The second floor is designed for entertaining, with a large living room with fireplace, open dining area with seating for eight, full kitchen with stainless steel appliances, a bedroom, full bath, and a bonus room that can serve as an office or walk-in closet. Enjoy decks off both the front and back, with boardwalk and ocean views from the front deck and pool views from the back deck. The third floor offers a living area, two bedrooms, a full bath, and a rear deck with a pool view. Motorized blinds on the upper windows (out of reach) and plantation blinds throughout add style and convenience. This home is elegantly designed with nautical-themed décor and is sold fully furnished. The property is in excellent condition—clean, well-kept, and does not show like a rental despite its strong rental history. Weekly rentals are booked through September and will transfer with the sale, providing immediate income.

PROPERTY DETAILS

Exterior Asphalt	ParkingGarage None	OtherRooms Dining Area Eat In Kitchen Laundry/Utility Room Recreation/Family	InteriorFeatures Cathedral Ceiling(s) Fireplace(s) Handicap Features Hardwood Floors Kitchen Island and
		Ask for Colin Halliday Berger Realty Inc 1670 Boardwalk, Ocean City Call: 609-391-0500 Email to: ceh@bergerrealty.com	
Cooling Ceiling Fan(s) Central Electric		HotWater Electric	



Sewer
Public Sewer