



**3226 Wesley**  
**Ocean City, NJ 08226**

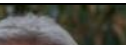
**Asking \$2,650,000.00**



## COMMENTS

Perched on an oversized 50x120 beachfront lot, this impeccably maintained 2nd-floor stunner offers the perfect blend of timeless coastal charm, comfort, and jaw-dropping ocean views. With 4 spacious bedrooms, 2 full baths, plus a 3rd full cabana bath, this is more than just a beach house — it's a seaside sanctuary. Wake up to the sound of waves and wind down with golden-hour sunsets from your wrap-around deck. Enjoy your morning coffee while soaking in panoramic ocean views — a front-row seat to paradise, every. single. day. With private beach access, you're always just a flip-flop away from Ocean City's charming guarded beaches, finest playgrounds, local eateries, ice cream shops, and all the vibrant energy that makes this town a year-round favorite. Inside, you'll find sunlit open-concept living, dining, and kitchen space that brings the beach indoors — with uninterrupted ocean views from every angle. Whether you're hosting guests or enjoying a cozy night in, it's the perfect place to unwind in style. With 22 weeks and counting booked for 2025, this home offers incredible income potential with a loyal rental following. Add in 4 off-street parking spots, a quiet alley entrance, private cabana bath, and the fact that it's being sold fully furnished and rental-ready, you've got a turn-key dream — whether you're investing or nesting. Homes like this are rare. Opportunities like this are rarer. Come experience the one you've been waiting for — schedule your private showing today and fall in love with the views. Video Tour: <https://www.youtube.com/watch?v=YIL9-JpYIEc>

## PROPERTY DETAILS

|                                                                                     |                                                                          |                |                       |
|-------------------------------------------------------------------------------------|--------------------------------------------------------------------------|----------------|-----------------------|
|  | ParkingGarage                                                            | OtherRooms     | InteriorFeatures      |
|                                                                                     | None                                                                     | Dining Area    | Cathedral Ceiling(s)  |
|                                                                                     | Ask for Troy Eggle                                                       | Eat In Kitchen | Fireplace(s)          |
|                                                                                     | Berger Realty Inc                                                        | Great Room     | Kitchen Center Island |
|                                                                                     | 1670 Boardwalk, Ocean City                                               |                |                       |
|                                                                                     | Call: 609-391-0500                                                       |                |                       |
|                                                                                     | Email to: <a href="mailto:tde@bergerrealty.com">tde@bergerrealty.com</a> |                |                       |
|                                                                                     | Central                                                                  | Gas            |                       |



Public Sewer

