

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
1-877-237-4371 / 609-399-0076  
info@bergerrealty.com



2222 Central Ave  
Ocean City, PA 08226

Asking \$875,000.00



## COMMENTS

Unpack your bags and step into the ultimate Ocean City lifestyle at 2222 Central Avenue, Unit 12. This beautifully renovated second-floor condo, perfectly situated in the highly sought-after Gold Coast, offers the ideal blend of location, comfort, and versatility—just two blocks from the iconic boardwalk and soft, sandy beaches. Located in the charming Village Court community, this bright and airy end unit features three spacious bedrooms, two full bathrooms, and a bonus loft space that easily functions as a fourth bedroom, home office, or private den. What truly sets this property apart is its unique dual-kitchen design and lock-out capability, allowing you to effortlessly divide the home into two separate units—a one-bedroom, one-bath, and a two-bedroom, one-bath with loft. Whether you're looking to maximize rental income, host multiple families, or create private guest quarters, this rare feature offers unmatched flexibility for owners and investors alike. The condo comes complete with modern conveniences, including electric heat, central air conditioning, and your own private deck—perfect for enjoying summer evenings or a quiet morning coffee. Whether you're searching for a high-performing rental property, a spacious family getaway, or a bit of both, this turnkey Gold Coast gem delivers exceptional value in one of Ocean City's most desirable neighborhoods. Don't miss the chance to own a truly adaptable and impeccably located home just steps from the shore—properties like this are rarely available and never last long.

## PROPERTY DETAILS

| Exterior                                                                                                                                    | Outside Features | Parking/Garage                      | Other Rooms                      |
|---------------------------------------------------------------------------------------------------------------------------------------------|------------------|-------------------------------------|----------------------------------|
| Deck                                                                                                                                        |                  | None                                | Loft                             |
| <p>Ask for Sara Varani<br/>Berger Realty Inc.<br/>3160 Asbury Avenue, Ocean City<br/>Call: 609-399-0076<br/>Email: sev@bergerrealty.com</p> |                  |                                     |                                  |
| <p>Appliances Included:<br/>Dishwasher<br/>Electric Stove<br/>Microwave<br/>Self Cleaning Oven</p>                                          |                  | <p>Also Included:<br/>Furnished</p> | <p>Heating:<br/>Public Sewer</p> |
| Hot Water                                                                                                                                   | Electric         | Water                               | Public                           |



Central

