

# Berger Realty

Since 1928



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400 55th  
Ocean City, NJ 08226

Asking \$1,699,000.00



## COMMENTS

Located on the corner across from the beach in Ocean City's south end, this 4 bedroom, 2.5 bath condo is built with all the amenities and quality you would expect from one of Ocean City's premier builders. The stunning exterior features Hardie Plank siding and Azek trim. Once inside, take the elevator to your unit and experience the upgrades throughout. The kitchen is furnished with Kraftmaid cabinetry, quartz tops, and GE Café appliances while the great room includes an upgraded trim package including beadboard. Noise will not be an issue as gypcrete has been added between the 2nd and 3rd floors, cast-iron vertical drains run through the 2nd floor, bedrooms and bathrooms have been fitted with solid core doors and insulation has been included in all interior walls. Luxurious bathrooms await that include semi-frameless, 3/8 inch glass shower doors, quartz tops, and upgraded tile. Other extras include on-demand water heaters, decora switches, faucets on all exterior deck. Located across from the beach with amazing views this home is ideal for summer residence or rental.

## PROPERTY DETAILS

|                                      |                                                                 |                                                                                   |                                                                                                                         |
|--------------------------------------|-----------------------------------------------------------------|-----------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------|
| Exterior<br>Vinyl                    | ParkingGarage<br>Attached Garage<br>Auto Door Opener<br>One Car | OtherRooms<br>Dining Area<br>Eat In Kitchen<br>Great Room<br>Laundry/Utility Room | InteriorFeatures<br>Elevator<br>Fireplace(s)<br>Hardwood Floors<br>Kitchen Center Island<br>Master Bath<br>Pets Allowed |
| Heating<br>Forced Air<br>Gas-Natural | Cooling<br>Ceiling Fan(s)<br>Central<br>Electric                | HotWater<br>Tankless-gas                                                          | Water<br>Under-Sink                                                                                                     |
| Sewer<br>Public Sewer                |                                                                 |                                                                                   |                                                                                                                         |

