

# Berger Realty

Since 1928



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



341 Oak Ave  
Wildwood, NJ 08260

Asking \$6,500,000.00



## COMMENTS

Bring a developer's dream to life! This extraordinary opportunity awaits you to create a breathtaking oasis of 24 ocean-view condos just steps to the beach. The vision promises a lifestyle that merges luxurious modern design, panoramic vistas, and the mesmerizing allure of the sea. The land is currently a functioning parking lot that measures 150' x 200', totaling 30,000 sq ft. But imagine 24 impeccably designed condos, each adorned with a private balcony that captures an enchanting ocean panorama. All 24 units will offer approximately 1800 sq ft of living space, 3 bedrooms with en-suite baths, a den, a powder room, and a laundry room. The architecture embodies a contemporary and elegant aesthetic, complementing the coastal charm of Wildwood. This visionary development includes two elevators and two levels of parking, thoughtfully designed to accommodate 2 parking spots per unit, making coastal adventures and day-to-day routines a breeze. You can even hit the gym or take laps in the rooftop pool while watching the sunset on the horizon! Seize the opportunity to team up with an experienced developer to make your mark on the coastline and create an enclave of luxurious ocean view condos that will captivate hearts and stand the test of time. Development plans available. Asking price includes plans with local approvals. Motivated Seller willing to seller finance for the right developer to bring this vision to life. This 24-unit concept would not require CAFRA approvals.

## PROPERTY DETAILS

Water	Sewer
Public	Public Sewer

