



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
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902 Ocean, Canyon Club Unit #301, Lower Township, NJ,  
08204

Price \$649,000.00



#### PROPERTY DETAILS

Total Rooms	4
Bedrooms	2
Baths Full	2
Baths Half	0
Year Built	1991
Type	Condo
Block Number	823.01
Listing #	251103
Taxes	6208.00

#### COMMENTS

*Available is a two bedroom two bath bi-level condominium in the unique and desirable Canyon Club Resort Marina. Unit 301 is a 1,165 square foot end unit located at the end of E Dock with the water facing windows providing ample views including the weigh station to watch all the action during the Mid-Atlantic 500. The first level features a wide-open great room with plent...*

#### PROPERTY FEATURES

UnitFeatures	ParkingGarage	OtherRooms	AppliancesIncluded
Fireplace	Carport	Living Room	Range
Kitchen Island	1 Car	Kitchen	Microwave Oven
Wall To Wall Carpet	Assigned Parking	Dining Area	Refrigerator
Whirlpool/Spa		Pantry	Washer
Tile Floors		Laundry/Utility Room	Dryer
		Storage Space	Dishwasher
			Disposal
			Trash Compactor
			Central Vacuum
			Smoke/Fire Detector
			Stainless Steel
			Appliance

AlsoIncluded	Heating	Cooling	HotWater
Drapes	Electric	Central Air	Electric
Curtains	Forced Air	Ceiling Fan	
Shades	Heat Pump		
Blinds			
Furniture			

Water	Sewer
City	City

#### CONTACT

Ask for Dave Zelinski  
Berger Realty Inc  
1330 Bay Avenue, Ocean City

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