

Turn-Key STR Investment – Beach Farm Retreat

**CONTACT LISTING AGENT WITH QUESTIONS OR INTEREST. PROPERTY ALSO LISTED
ON RESIDENTIAL MLS. NICK MELILLO WITH QUESTIONS - 302-307-3852.
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Whether your goal is **steady passive income** or a **personal coastal retreat that pays for itself**, this 5-bedroom, 2.5-bath Colonial farmhouse is a **short-term rental powerhouse**. Designed to host up to **15 guests**, fully furnished, and **100% turn-key**, it's ready to start producing income **immediately**.

Property Highlights for Investors:

- **Rental-Ready Capacity:** 5 spacious bedrooms with flexible sleeping arrangements (kings, queens, twins, pull-outs) make it ideal for large groups and family bookings—the most profitable Airbnb demographic.
- **Guest Amenities That Sell:** Expansive Rec/Game Room with TV, foosball, and activities for all ages. Two outdoor showers with hot/cold water. Sun-soaked back deck, gazebo, and wide-open yard.
- **Upgraded Systems:** Newer roof, expert renovations, and modern split-unit AC ensure low maintenance costs and year-round bookings.
- **Chef's Kitchen & Entertaining Flow:** Dual ovens, cooktops, and microwaves plus a walk-in pantry—perfect for big groups cooking in.
- **Luxury Touches:** Original hardwood floors, cedar closets, and stylish finishes for that “Airbnb wow factor.”
- **Energy Efficiency:** Leased solar panels on the house and garage keep utility costs down and margins strong.

Bonus Revenue Stream: Detached 2-car garage with a ready-to-finish one-bedroom apartment above—perfect for a secondary Airbnb unit or owner's quarters.

Location Advantage:

- **Under 2 miles to Delaware Bay beaches** and less than **5 miles to Cape May & Wildwood.**
- Walking distance to Cape May Winery, Historic Cold Spring Village, and Nauti Spirits Distillery.