

# Berger Realty

Since 1928



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



1024 Shunpike  
Cold Spring, NJ 08204

Asking \$1,150,000.00



#### COMMENTS

Welcome to a rare opportunity in Cape May, NJ! Imagine owning 6.32 acres of land just minutes away from the stunning beaches, historic lighthouse, charming farms, acclaimed wineries, craft distilleries, breweries, and the Cape May Ferry. This prime location offers a unique blend of coastal beauty and countryside allure, making it an ideal investment or a dream location to build your perfect retreat. Don't miss out on this extraordinary chance to own a piece of paradise in Cape May NJ! Currently the property is zoned R1 single family, commercial. This property is pre-existing non-conforming. Currently there are 2 buildings on the property and a concrete slab where a 3rd building once existed. The property is cleared & fenced-in. There is well water and an existing septic. Bring your commercial/residential vision and make your investment dream come true. Endless possibilities waiting for you, schedule your appointment today .

#### PROPERTY DETAILS



Ask for John Sweeney  
Berger Realty Inc  
3160 Asbury Avenue, Ocean City  
Call: 609-399-0076  
Email to: jjs@bergerrealty.com

