

# Berger Realty

Since 1928



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



10 Atlantic  
Villas, NJ 08251

Asking \$609,900.00



## COMMENTS

This well-maintained family home is located just a few blocks from the Delaware Bay and offers two houses for the price of one. It's currently being rented for \$371/night throughout the summer, making it an income-producing property. The main front house features over 1700 sq. ft. of living space, with 3 spacious bedrooms, 1.5 baths, a large living room, an eat-in kitchen that opens to a bright family room, and a laundry room. Additionally, there is a detached one-bedroom rear cottage with over 600 sq. ft. of living space, including an enclosed front porch, living room, eat-in kitchen, full bath, and a laundry room, along with its own attached shed. Utilities such as water, sewer, electric, and cable are separate from the main house. The property also includes a detached one and a half car garage, vinyl siding, a stone driveway, and spacious side and rear yards on a 75 x 119 lot. With the benefit of solar panels and a monthly fee of \$89.34, the utility bills remain very affordable. Don't miss the opportunity to see this property for yourself!

## PROPERTY DETAILS

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Solar Panels-Leased	Deck	Garage	Living Room
	Grill	2 Car	Kitchen
	Fenced Yard	Detached	Recreation/Family
	Storage Building	Stone Driveway	Eat-In-Kitchen
			Laundry/Utility Room
			1st Floor Primary
			Bedroom



Ask for Joan S. Spencer  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-391-1330  
Email: jss@bergerrealty.com

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