



**10 Atlantic
Villas, NJ 08251**

Asking \$609,900.00



COMMENTS

This property is perfect for multi-family living or investment, featuring two distinct homes on one lot just a few blocks from the Delaware Bay. The main front house offers over 1,700 square feet of living space, including 3 spacious bedrooms, 1.5 baths, a large living room, an eat-in kitchen that flows into a bright family room, and a laundry room. In the rear, you'll find a separate 600 square foot cottage, ideal as a rental unit. This detached one-bedroom cottage includes an enclosed front porch, a cozy living room, an eat-in kitchen, a full bath, and a laundry room. It even has its own attached shed for additional storage. Both homes have separate utilities, making them perfect for independent living arrangements. The property also features 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. Solar panels keep utility costs low, with a monthly fee of just \$89.34. Whether you're looking for a home that can accommodate multiple generations or an investment opportunity with rental income potential, this property offers flexibility and value in a prime location. Property is being sold fully furnished! 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
	Ask for Terri Ney		
	Berger Realty Inc		
	109 E 55th St., Ocean City		
	Call: 609-399-4211		
Appliances Included	Heating		
Washer	Baseboard		
Dryer			
Dishwasher			
	Water	Sewer	
	City	City	



Electric

