



**234 Rio Grande**  
**Wildwood, NJ 08260**

**Asking \$749,900.00**



**COMMENTS**

Multifamily with excellent location that consists of Four (4) Year Round units within a couple blocks to beach and boardwalk. Rear unit is 2 bedroom, 1 bath with central air and gas heat separately metered with separate electric hot water. Front building consists of 2 - 1 bedroom 1 bath units on first floor East & West. 2nd Floor stairs which has 2 bedrooms and 1 bath apartment. Electric heat in front (3) units are separated with 1 Gas Hot Water. Rear yard is fenced in. Off street parking for 1 car. Appointment Necessary and Scheduled showings will be on Saturdays or Sundays. Waiting on Rent Roll.

**PROPERTY DETAILS**

|                     |               |                       |              |
|---------------------|---------------|-----------------------|--------------|
| OutsideFeatures     | ParkingGarage | OtherRooms            | AlsoIncluded |
| Enclosed/Cov. Patio | 1 Car         | Laundry/Utility Room  | Drapes       |
| Fenced Yard         |               |                       | Curtains     |
| Cable TV            |               |                       | Blinds       |
| Sidewalks           |               |                       |              |
| Basement            | Heating       | Cooling               | HotWater     |
| Crawl Space         | Gas Natural   | Central Air           | Electric     |
| Outside Entrance    | Electric      | Ceiling Fan           | Gas          |
| Plumbing            | Forced Air    | Multi Zoned           |              |
|                     | Multi-Zoned   | Wall Air Conditioning |              |



Ask for Barbara Fasy  
 Seller  
 City: Berger Realty Inc  
 1330 Bay Avenue, Ocean City  
 Call: 609-391-1330  
 Email to: bf@bergerrealty.com

