



**561 Corsons Tavern  
 Ocean View, NJ 08230**

**Asking \$139,900.00**



**COMMENTS**

Your seasonal retreat is waiting for you at Down the Shore Campground. This beautifully maintained park model sits on a double wide perimeter lot and is ideally situated off the beaten path. With just over 400 square feet of living space, not including the covered porch, there is still room to expand, and the best part of this property is not what you see! This property has 53 years left on their land lease, which conveys with purchase. While other properties can be upwards of \$7000/year in lot rent, you will only be responsible for a minimal campground maintenance fee and taxes on the property, which were a total of \$1256.10 in 2023/2024. That is a minimum savings of \$370,000 over the life of the lease! All fees and taxes are paid through this season, so come Down the Shore and enjoy your quiet oasis while being just minutes from Sea Isle beaches or the Ocean City boardwalk!

**PROPERTY DETAILS**

Exterior	OutsideFeatures	ParkingGarage	OtherRooms
Vinyl	Deck	Gravel Driveway	Living Room Eat-In-Kitchen Florida Room

InteriorFeatures	AppliancesIncluded	AlsoIncluded	Basement
Wall to Wall Carpet Vinyl Flooring	Oven Microwave Oven Refrigerator	Partial Furniture Window Treatments	See Remarks



Ask for Tara Cruser-Moss  
 Berger Realty Inc  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076  
 Email to: tcm@bergerrealty.com

