



600 Route 9  
 Cape May Court House, NJ 08210

Asking \$449,900.00



### COMMENTS

Do not miss this opportunity! This professional office space with a residential unit offers the best of both worlds. The first floor consists of 3 private offices, a conference room, a half bath, a kitchenette, and access to a private backyard. Beautifully renovated in 2008 with granite floors, crown molding, and approximately 13 parking spaces, this is a completely turnkey property. The upstairs residential unit has a separate entrance, a laundry room, wall-to-wall carpeting, 2 bedrooms, a full bath, a living room, a dining area, a galley kitchen, and access to a private balcony. The possibilities this property offers are endless. Call today for a private viewing.

### PROPERTY DETAILS

|                    |                    |                      |                     |
|--------------------|--------------------|----------------------|---------------------|
| OutsideFeatures    | ParkingGarage      | OtherRooms           | InteriorFeatures    |
| Patio              | Parking Pad        | Living Room          | Smoke/Fire Alarm    |
| Porch              | Black Top Driveway | Kitchen              | Wall to Wall Carpet |
| Fenced Yard        | Stone Driveway     | Dining Area          |                     |
| Storage Building   |                    | Laundry/Utility Room |                     |
| Sprinkler System   |                    |                      |                     |
| AppliancesIncluded | AlsoIncluded       | Basement             | Heating             |
| Microwave Oven     | See Remarks        | Crawl Space          | Gas Natural         |
| Refrigerator       |                    |                      | Forced Air          |
| Washer             |                    |                      |                     |



Ask for Graham Ginn  
 Berger Realty Inc.  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076  
 Email to: gmg@bergerrealty.com  
<https://www.ocnj.com>

