

# Berger Realty

Since 1920



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
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1351 Pennsylvania  
Cape May, NJ 08204


Asking \$775,000.00



## COMMENTS

Charming 2-Story Twin in Village Greene – Great Rental Potential with Room for Improvement! Located in the desirable Village Greene subdivision in Cape May, this rare two-story twin home presents an exciting opportunity for investors or those looking for a property with great rental potential. While the home requires some updates to bring it to today's standards, it offers endless possibilities to transform it into a stylish, income-generating retreat. The first floor features a spacious living room, dining area, and kitchen – a solid foundation to create a welcoming space for guests. A convenient utility room and powder room, along with a screened-in rear porch, add to the functionality of this charming home. The large backyard offers potential for outdoor living and entertainment. Upstairs, you'll find two large bedrooms and a full bath – perfect for accommodating families or groups looking for a Cape May getaway. The detached shed provides extra storage for beach gear, bikes, or tools. With some vision and a little work, this home can easily reach its full potential and become an ideal rental property or vacation home. The prime location in Cape May only adds to its appeal! Take advantage of this rare opportunity and bring your ideas to life. Schedule a showing today and see the possibilities for yourself!

## PROPERTY DETAILS

|                                                                                     |                                |                                                                                       |             |
|-------------------------------------------------------------------------------------|--------------------------------|---------------------------------------------------------------------------------------|-------------|
| Exterior                                                                            | OutsideFeatures                | ParkingGarage                                                                         | OtherRooms  |
| Asbestos                                                                            | Screened Porch                 | Parking Pad                                                                           | Living Room |
| Vinyl                                                                               | Storage Building               | 2 Car                                                                                 | Dining Room |
|                                                                                     | Cable TV                       |                                                                                       | Kitchen     |
|  | Outside Showers                | Ask for Nicole Williams                                                               |             |
|                                                                                     | Berger Realty Inc              |                                                                                       |             |
|                                                                                     | Appliances Included            | Also Included                                                                         |             |
|                                                                                     | 3160 Asbury Avenue             | Ocean City                                                                            |             |
|                                                                                     | Range                          | Partial Furniture                                                                     |             |
|                                                                                     | Call: 609-399-0076             |                                                                                       |             |
| Refrigerator                                                                        |                                |                                                                                       |             |
| Washer                                                                              | Email to: ncw@bergerrealty.com |                                                                                       |             |
| Dryer                                                                               |                                |                                                                                       |             |
|                                                                                     |                                |  |             |



Split

Cooling  
Split

HotWater  
Electric



City

Sewer  
City