

# Berger Realty

Since 1928



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132 Leaming  
West Cape May, NJ 08204

Asking \$825,000.00

Photos represent 1 example of a perspective plan.



1 FRONT ELEVATION  
SCALE 1/8" = 1'-0"



2 RIGHT SIDE ELEVATION  
SCALE 1/8" = 1'-0"

SAMPLE



3 LEFT SIDE ELEVATION  
SCALE 1/8" = 1'-0"



4 REAR ELEVATION  
SCALE 1/8" = 1'-0"

## COMMENTS

Don't miss out on this outstanding opportunity to design and upgrade a home in West Cape May. This home is walking/biking distance to the festivals offered at Wilbraham Park, Cape May beaches and the Washington Street Mall. The present state of the home will require total renovation. The home is sold in "as is" condition. This home is structurally unsound. There is no access to the interior of the home. This property is being sold "as is". This home is in the Historical District of West Cape May, See associated docs. The rendering pictures provided in this listing are a conception of the possibilities for this renovation. There are no plans available for this home. This is an outstanding opportunity to complete the shore home of your dreams in a picturesque shore community. A straight 1 mile from the beautiful Cape May beaches, makes this location very desirable. \*\*Main photo represents a sample plan only. \*\*

## PROPERTY DETAILS

|               |             |         |          |
|---------------|-------------|---------|----------|
| OtherRooms    | Heating     | Cooling | HotWater |
| Living Room   | Gas Natural | None    | None     |
| Kitchen       |             |         |          |
| Storage Attic |             |         |          |
| Water         | Sewer       |         |          |
| City          | City        |         |          |



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