



Ocean 17 1670 Boardwalk Ocean City, NJ 08226 609-391-0500



Asking \$380,000.00

□ oc17@BergerRealty.com

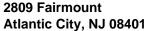














COMMENTS

Introducing a one-of-a-kind duplex with breathtaking views of the Bay of Atlantic City! Enjoy a great income stream from this fully occupied property, strategically nestled in a central location close to highways, beaches, and the vibrant activities on the island. This property boasts two distinct units – a cozy two-bedroom apartment and a spacious three-bedroom apartment. The second-floor unit elevates living to a new level with a charming porch, the perfect spot to unwind and soak in the panoramic bay views. Both units are occupied by tenants contributing \$1100.00 and \$1475.00 respectively. A lucrative investment opportunity awaits with reliable rental income of \$33,000 a year! Situated street to street, convenience is key with street parking available both in front and behind the property. The location is unmatched - located in close proximity to the vibrant activities that Atlantic City has to offer and also close to Ventnor & Margate.

| | PROPI | | |
|-----------------|---------------|----------------|-------------|
| OutsideFeatures | ParkingGarage | OtherRooms | Heating |
| Bay View | None | Eat In Kitchen | Gas-Natural |
| Deck | | Great Room | |
| Porch | | Kitchen | |

Cooling HotWater Water Sewer
Wall Units Electric Public Public Sewer
Gas



Ask for Christopher Malinowski Berger Realty Inc 1670 Boardwalk, Ocean City Call: 609-391-0500 Email to: cma@bergerrealty.com

