

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
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731 White Horse  
Galloway Township, NJ 08205

Asking \$229,100.00



## COMMENTS

RARE LEGAL DUPLEX IN GALLOWAY WITH COMMERCIAL POSSIBILITIES located slightly across Wawa on Tilton Road. First floor & upstairs units were set up as a 5 bedrooms, 2 1/2 bath & upstairs was a one bedroom and full bath respectively. Value is in the land. Large fenced-in back yard with lots of possibilities for other possible uses. Shed is included except trailer. Fire damaged and needs TOTAL REHAB. Submit signed Release & Hold Harmless Agreement before entering property. Being conveyed in as-is condition. Buyer responsible for all certificates/inspections etc.,

## PROPERTY DETAILS

|               |              |            |          |
|---------------|--------------|------------|----------|
| ParkingGarage | Heating      | Cooling    | HotWater |
| None          | Gas-Natural  | Wall Units | Electric |
| Water         | Sewer        |            |          |
| Public        | Public Sewer |            |          |



Ask for Patricia (Trish) Spengler  
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