

# Berger Realty

Since 1928



Berger Realty, Inc  
1330 Bay Avenue  
Ocean City, NJ 08226  
609-391-1330/609-391-1300  
info@bergerrealty.com



**12 SOUTH MOUNT VERNON**  
**Atlantic City, NJ 08401**

**Asking \$2,999,000.00**



## COMMENTS

ATLANTIC CITY'S PREMIERE NIGHT CLUB WITH 39,000 SQ FT OF NIGHT CLUBS AND A HOTEL WITH A PORTE-COCHERE UNDER THE BUILDING TO DROP OFF GUESTS TO FRONT CHECK IN OF HOTEL OR ENTRANCE TO MULTI CLUBS. THE MIDDLE OF THE BUILDING IS WHERE THE POOL AND DECK IS LOCATED WITH BEACH CHAIRS, A BAR, AND A FULL SERVICE SNACK KITCHEN, HAMBURGERS HOTDOGS AND MORE . THE LIQUOR LICENSE IS SOLD SEPARATE (BROAD C) PARKING FOR 50 CARS ONE BLOCK TO BOARDWALK AND CASINO'S AT ONE TIME THERE WAS A LIQUOR STORE IN FRONT TO MANY THINGS TO MENTION MUST SEE BUILDING. PRICE OF THE BUILDING IS \$2,999,000 PLUS THE FFE \$999,000 CALL FOR DETAILS

## PROPERTY DETAILS

Exterior Stucco	OutsideFeatures Fence Security Light/System Sign	ParkingGarage 11 or More Spaces	InteriorFeatures 220 Volt Electricity Fire Sprinkler System Restroom Storage Three Phase Electric
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Basement  
Slab

Heating  
Gas-Natural  
Heat Pump  
Public Sewer

Cooling  
Central  
Electric

HotWater  
Gas



Must see for Joan S. Spencer  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-391-1330  
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