

# Berger Realty

Since 1928



Berger Realty, Inc.  
3160 Asbury Avenue  
Ocean City, NJ 08226  
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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	OutsideFeatures	ParkingGarage	InteriorFeatures
Stucco	Fence	11 or More Spaces	220 Volt Electricity
	Security Light/System		Fire Sprinkler System
	Sign		Restroom
			Storage
			Three Phase Electric

Basement	Heating	Cooling	HotWater
Slab	Gas-Natural	Central	Gas
	Heat Pump	Electric	
	Multifamily	Renovated	



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