

**127 Rhode Island  
Atlantic City, NJ 08401**

**Asking \$285,000.00**



**COMMENTS**

AirBnB approved Townhome in Victoria Court - Vacant & Newly renovated! This is a single family home with a small HOA, so all types of financing are approved including FHA, VA, Conventional, No Money Down loans, Etc, and qualified first time home buyers can even get up to \$50,000 in Grant Money to help with their purchase! This development has no pet or rental restrictions, so bring your Airbnb Investors, Annual Investors, First time home buyers, Vacation Home Buyers, etc!!! There is a parking lot in the middle of the development as well as plenty of street parking out front, so theres no parking fees. The HOA fee is minimal, and the property has low taxes, the City has even lowered the taxes three years in a row! This unit has its own laundry room with brand new washer and dryer. Newly renovated, bring your home inspectors, seller will even provide the sales CO! This Ideal location within the city make this a purchase a Shore Bet!! Located directly across the street Uptown Park, steps to the Jersey Shore Beaches, Atlantic Ocean, and WorldFamous Boardwalk, the Ocean Casino, Hardrock & Steel Peir, Showboat & Island Waterpark, Resorts & Margaritaville! Close to Absecon Lighthouse, Tanger Outlets Shopping, 5 Star Nightlilfe, World Class Shopping, Gardners Basin, Back Bay Ale House, Gilchrest, AC Aquarium, Fishing Jettys & Peirs, Borgata,Harrahs, Golden Nugget & Farley Marina, the Little Water Distillery, Axe Throwing, and Seed Brewery! Cash and Hardmoney are also acceptable, or you can even buy it with a few of your bitcoins, or contact us about private financing starting as low as 10%. Buy now and start making tons of cash on sites like VRBO and Airbnb, or use this as your private ShoreTown getaway for your family and friends and enjoy the best amenities that Atlantic City has to offer. This beach home is currently being successfully operated as a Short Term Rental (fully permitted!). Revenue performance available on request. Short Term Rental Management company already in place!

**PROPERTY DETAILS**

|  |   |               |   |
|--|---|---------------|---|
| Exterior                               | OutsideFeatures   | ParkingGarage | OtherRooms  |
| Vinyl                                  | Curbs<br>Patio<br>Paved Road<br>Sidewalks                                   | None          | Dining Area<br>Eat In Kitchen<br>Laundry/Utility Room<br>Pantry |
| InteriorFeatures                       | AppliancesIncluded  | Basement      | Heating   |
| Carbon<br>Detector<br>Smoke/Fire Alarm | Monoxide Dishwasher<br>Dryer<br>Electric Stove<br>Microwave<br>Refrigerator | Crawl Space   | Forced Air<br>Gas-Natural                                       |

# Berger Realty

• Since 1928 •



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