



**20 Baton Rouge  
 Ventnor, NJ 08406**

**Asking \$899,000.00**



**COMMENTS**

Come and see this multi-family, masonry building with three apartments, located less than a block and a half from the boardwalk and the ocean. The triplex with its 3,176-square-feet has the following layout: 1st floor: 3 bedrooms, 2 full bathrooms. 2nd floor: 2 bedrooms, 2 full bathrooms. 3rd floor: 1 bedroom, 1.5 bathrooms. All three units have central AC and separate utilities. The apartments are tastefully upgraded. Make it your family getaway place or a shore home. The triplex is ideal for short-term rentals and is a great investment property. In addition, the place has to offer a one-car garage that was converted into a shed, a full basement, and a nice backyard. This is a rarely available, spacious triplex located near Ventnor Beach. Do not miss this golden opportunity and start enjoying the South Jersey Shore! <https://youtu.be/wFn0xV7m-rY> For showing details please read agents remarks.

**PROPERTY DETAILS**

OutsideFeatures	ParkingGarage	OtherRooms	Basement
Outside Shower	None	Den/TV Room	6 Ft. or More Head
Shed		Dining Room	Room
		Eat In Kitchen	Full
		Kitchen	Outside Entrance
		Laundry/Utility Rm	Partially Finished
		Living Room	



Cooling  
 Ask for Tom Meloni  
 Electric  
 Berger Realty Inc  
 3160 Asbury Avenue, Ocean City  
 Call: 609-399-0076  
 Email to: tom@bergerrealty.com

HotWater  
 Bienni

Water  
 Public

