

# Berger Realty

Since 1928



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



3501 Pacific Avenue  
Atlantic City, NJ 08401

Asking \$116,900.00



#### COMMENTS

Check out this picture perfect studio right across from the beach near the Atlantic City Stockton college area. Beautiful condition with tile flooring, newer kitchen, bath & brand new refrigerator. Walk to casinos, restaurants and the beach & boards! Monthly fee includes water, sewer & trash. Assigned parking spot and charming courtyard for relaxing & grilling. Low condo fees and taxes make this most affordable. Use this as your little hideaway and enjoy the shore, or maximize your investment by renting it out for income. Air B&B rentals permitted as well as, yearly, winter or summer rentals. Convenient for a college student as you can walk to classes. Many opportunities here, come and check it out!

#### PROPERTY DETAILS

Exterior Brick	ParkingGarage None	Heating Electric	Cooling Wall Units
Water Public Water	Sewer Public Sewer		



Ask for Ludwik Samselski  
Berger Realty Inc  
1330 Bay Avenue, Ocean City  
Call: 609-391-1330  
Email to: ls@bergerrealty.com

